HOUSING MARKET INFORMATION

HOUSING NOW
Vancouver and Abbotsford CMAs

CANADA MORTGAGE AND HOUSING CORPORATION

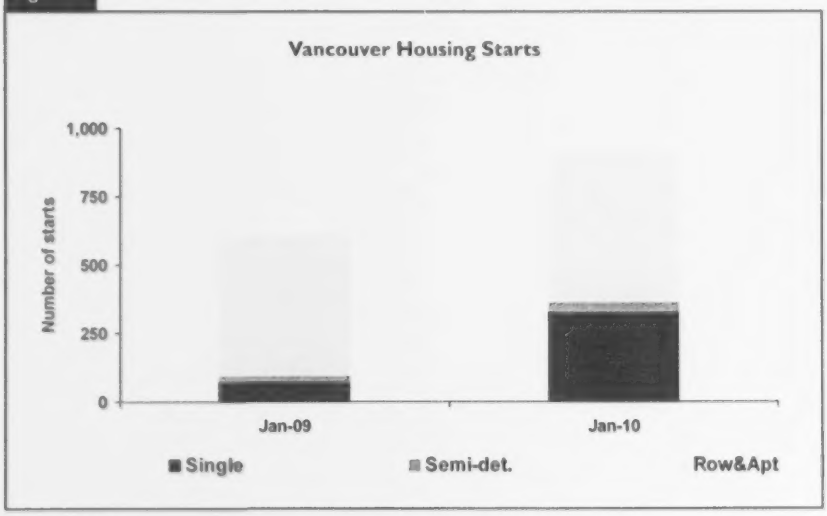
Date Released: February 2010

Vancouver CMA New Housing Market Activity

The year began with a strong start. In January, 917 new housing units broke ground in the Vancouver Census Metropolitan Area (CMA), 51 per cent higher than the same month a year ago. A continuation of the upward trend that began in the latter part of 2009, this development is likely to be sustained over the coming months. Surrey led with 295 new housing starts, closely followed by Vancouver with 234 starts.

Multiple-unit housing starts showed strength in January. Concrete was poured for more than 400 apartment homes in the Vancouver CMA, 85 of which will be for the rental market. Most of the rental apartment housing starts were in Coquitlam.

Figure 1



Source: CMHC

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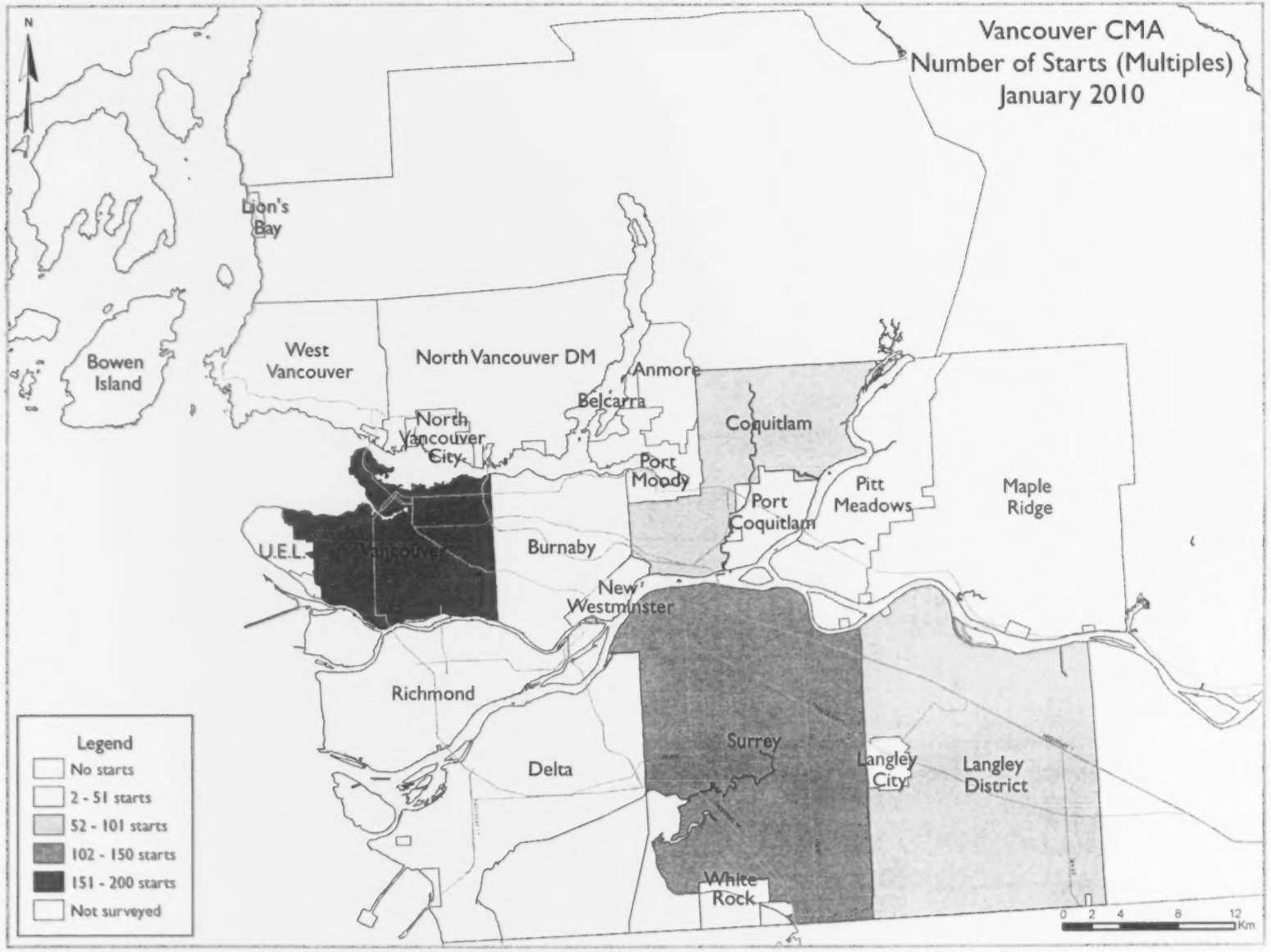
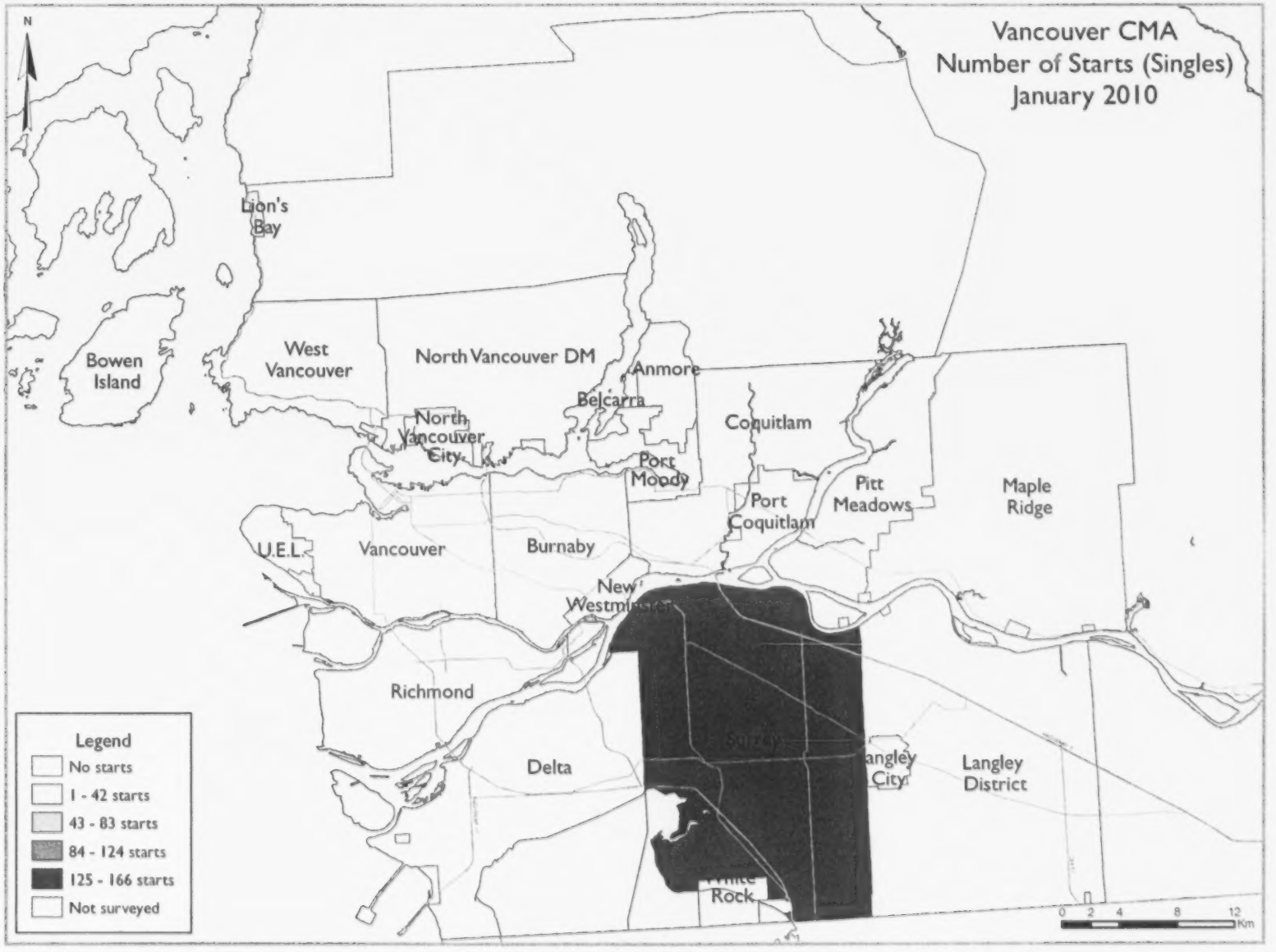
Even with a large number of completions, healthy market demand has kept pace and the total inventory of completed but unabsorbed new homes has held steady vis-à-vis a year ago. However, results have been uneven across different housing types. While the number of unabsorbed single detached homes has declined, the inventory of completed and unabsorbed new apartment condominiums has increased.

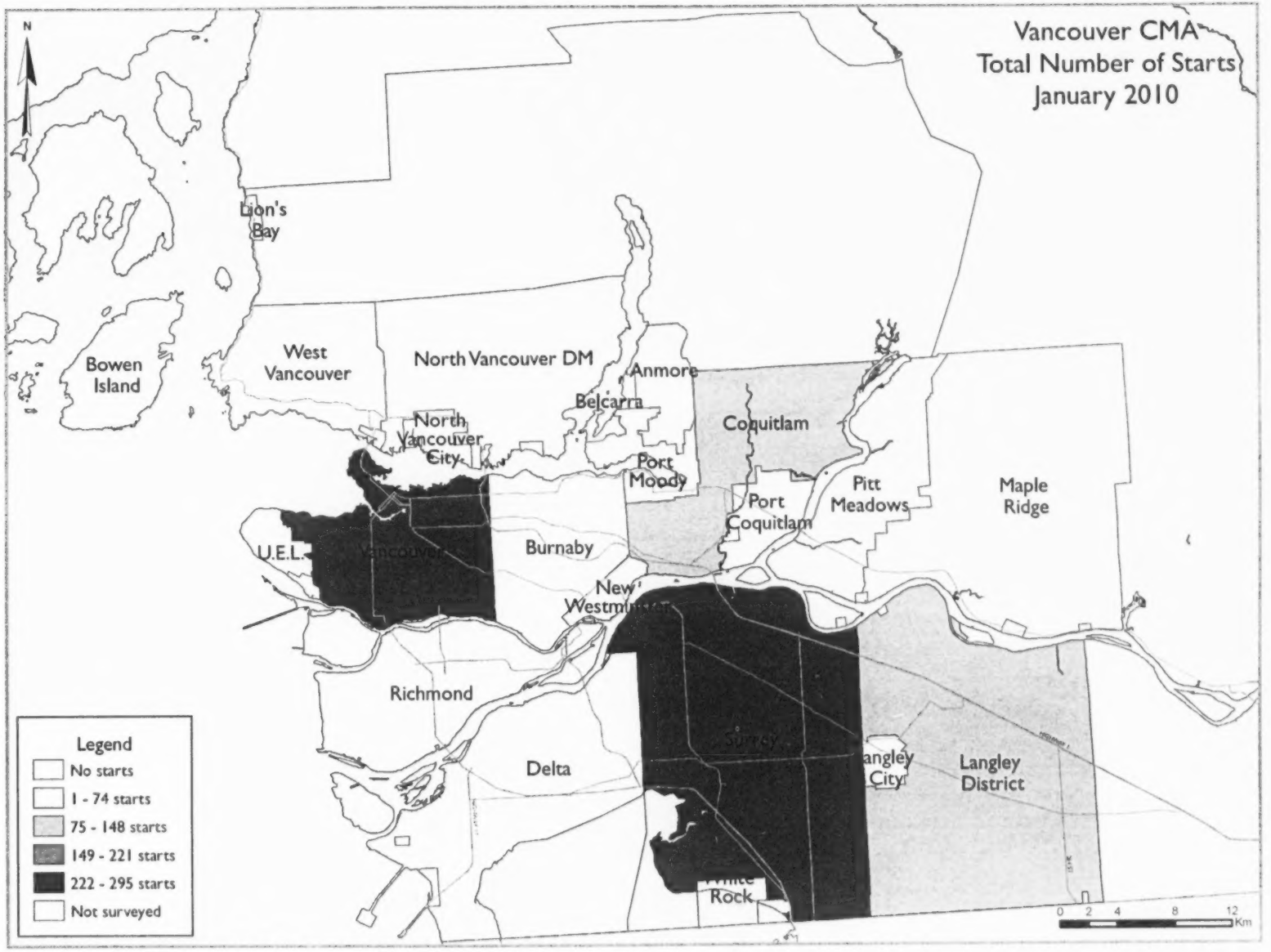
Abbotsford CMA New Housing Activity

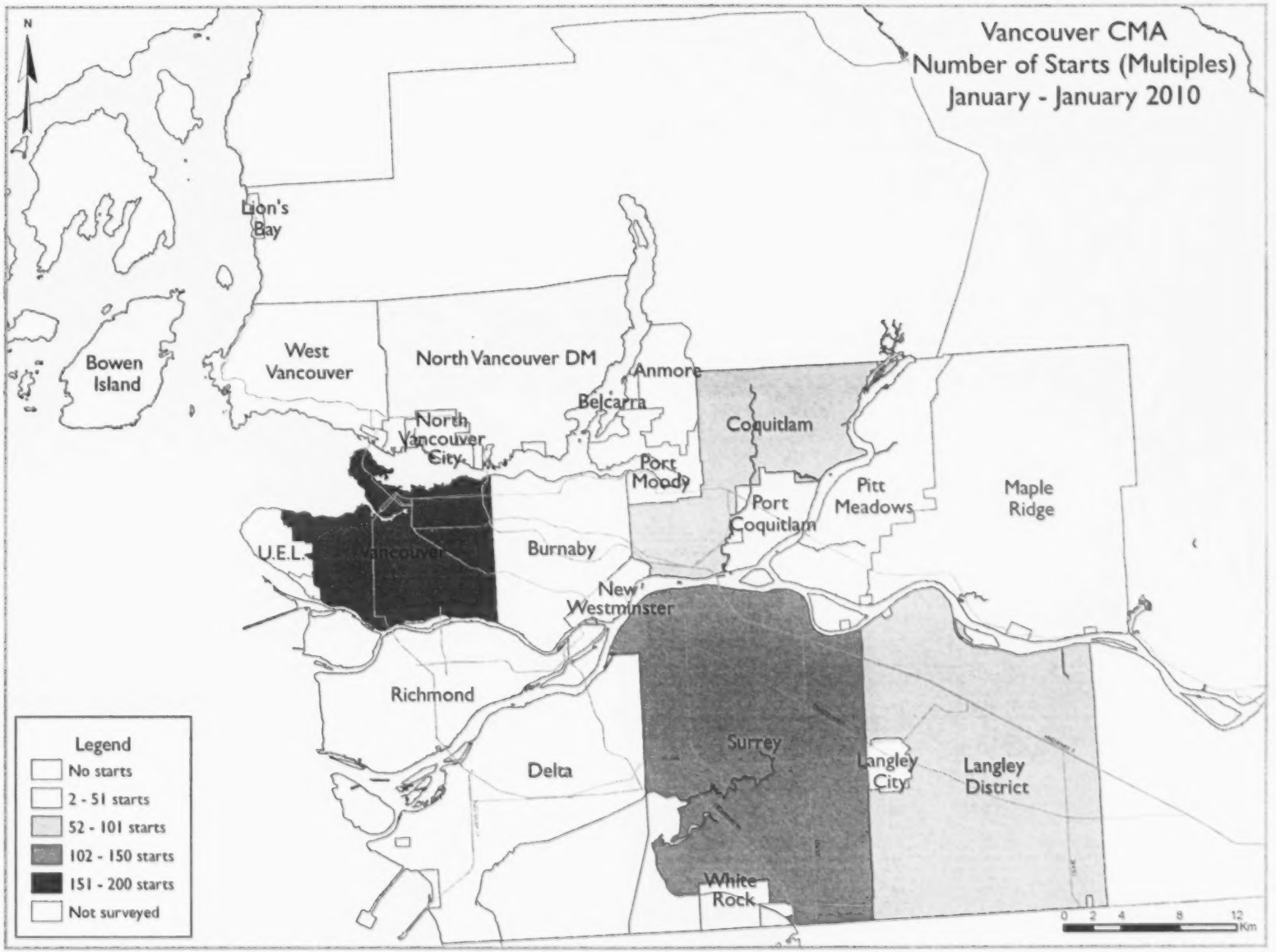
For the Abbotsford CMA, the New Year ushered in some improvements – foundations were poured for a total of 26 homes during the first month of 2010, which was double the number of starts during the same period twelve months prior.

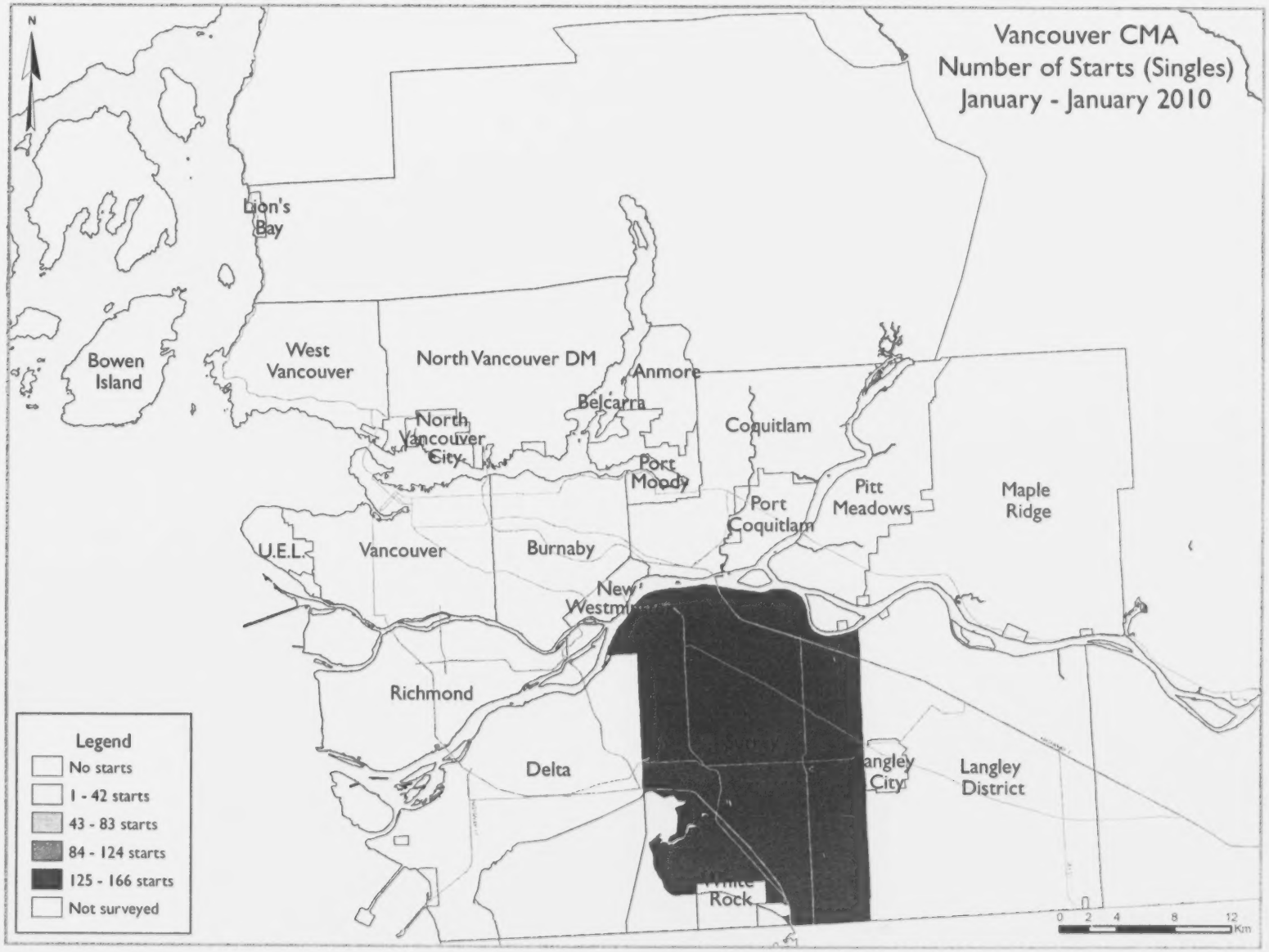
Provincial home starts surged to 24,800 units, seasonally adjusted at annual rates (SAAR) in January, compared to 20,700 in December. At the national level, housing starts rose to 186,300 units SAAR in January from 176,100 units in December.

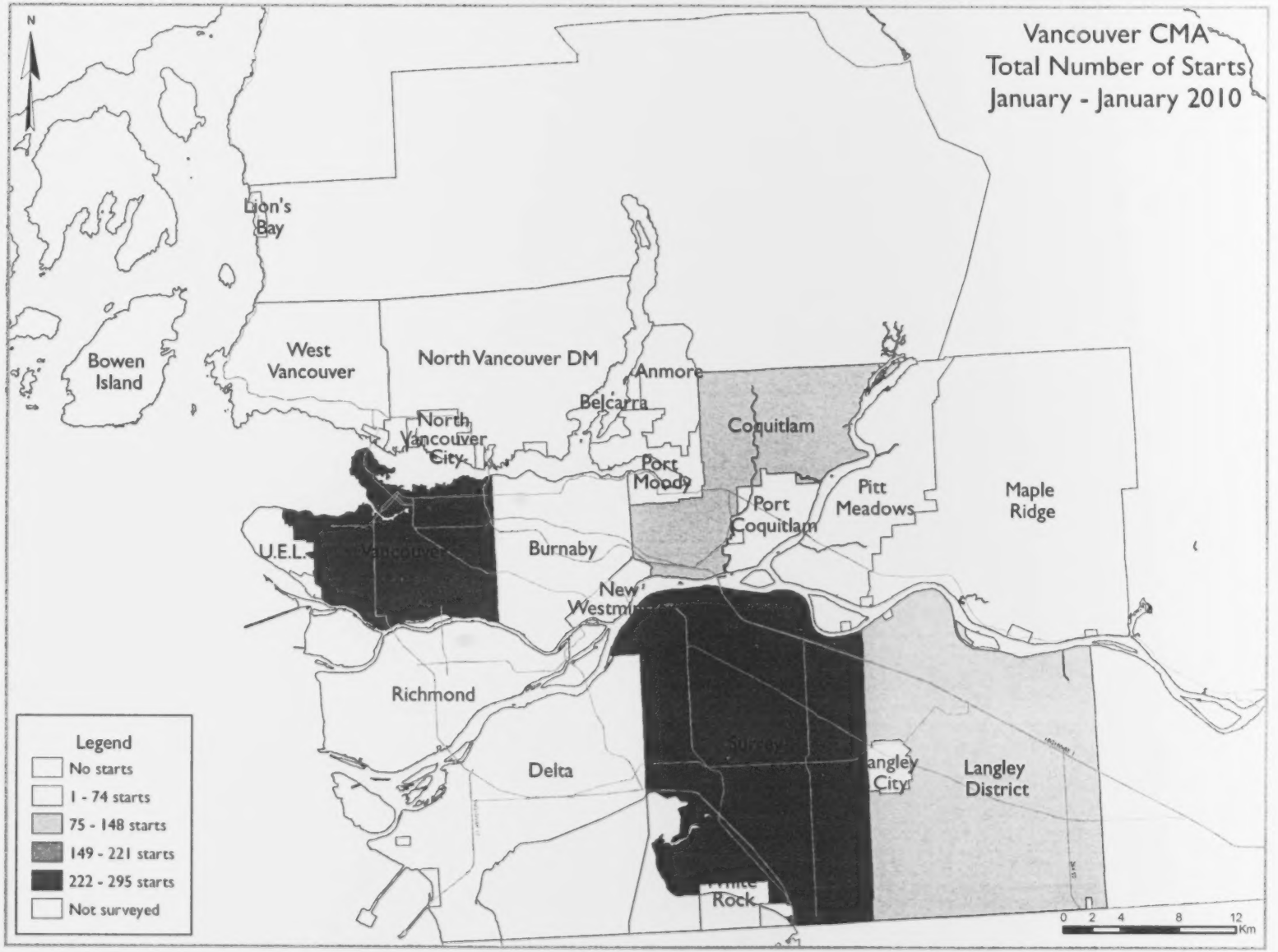

Vancouver CMA
Number of Starts (Multiples)
January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
2 - 51 starts
52 - 101 starts
102 - 150 starts
151 - 200 starts
Not surveyed
0 2 4 8 12
Km

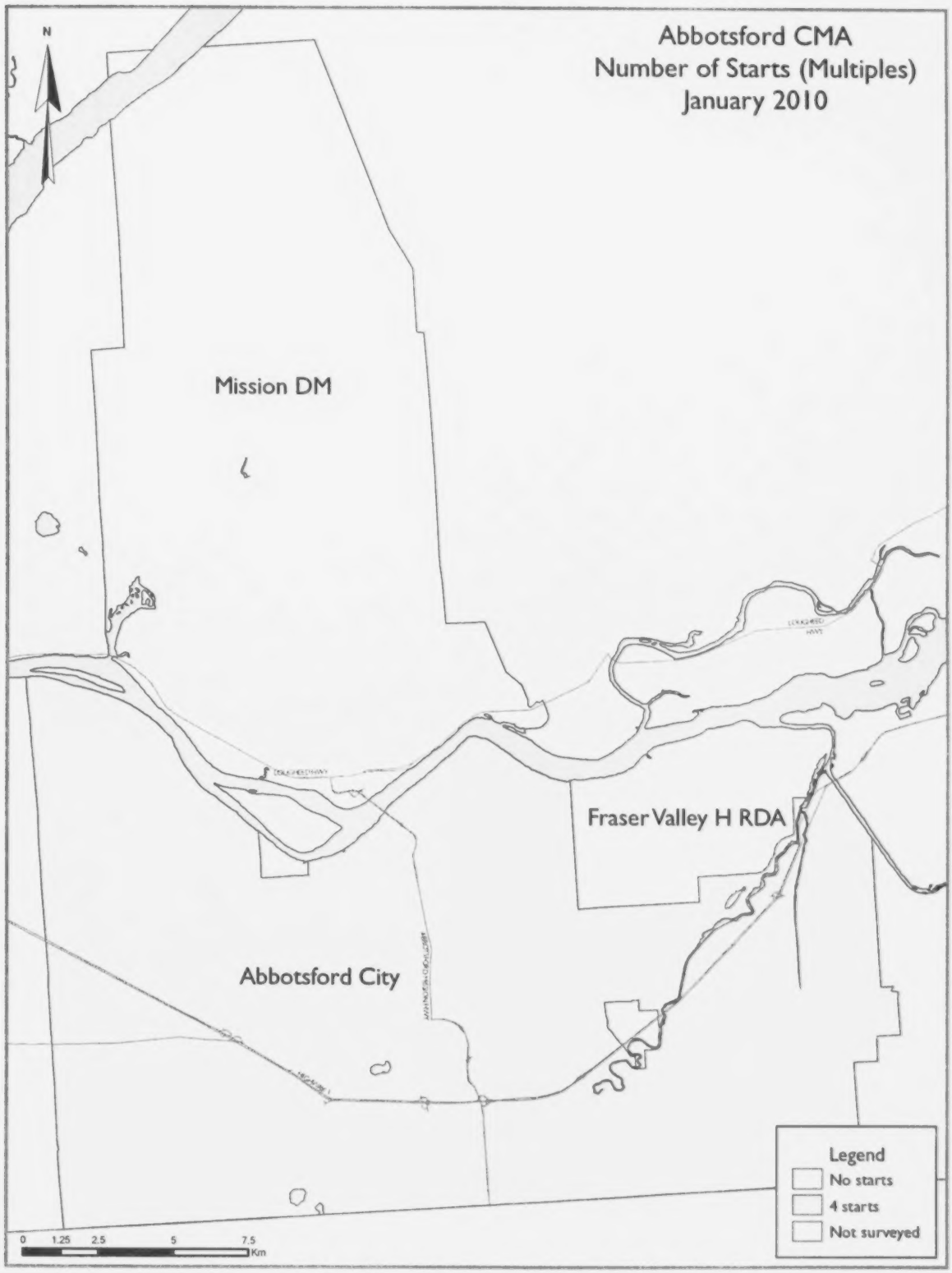

Vancouver CMA
Number of Starts (Singles)
January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
1 - 42 starts
43 - 83 starts
84 - 124 starts
125 - 166 starts
Not surveyed
0 2 4 8 12
Km

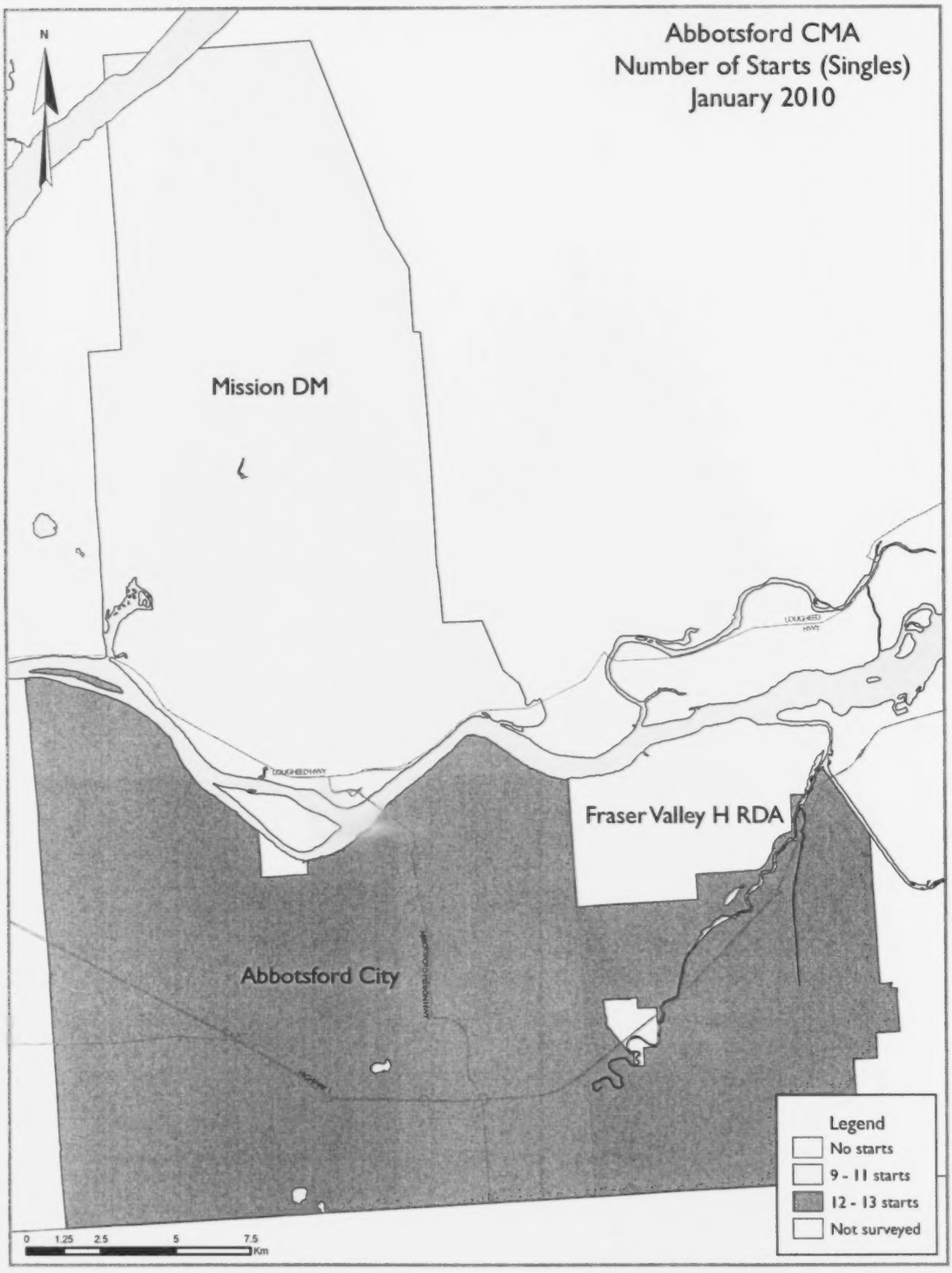

Vancouver CMA
Total Number of Starts
January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
1 - 74 starts
75 - 148 starts
149 - 221 starts
222 - 295 starts
Not surveyed
0 2 4 8 12
Km

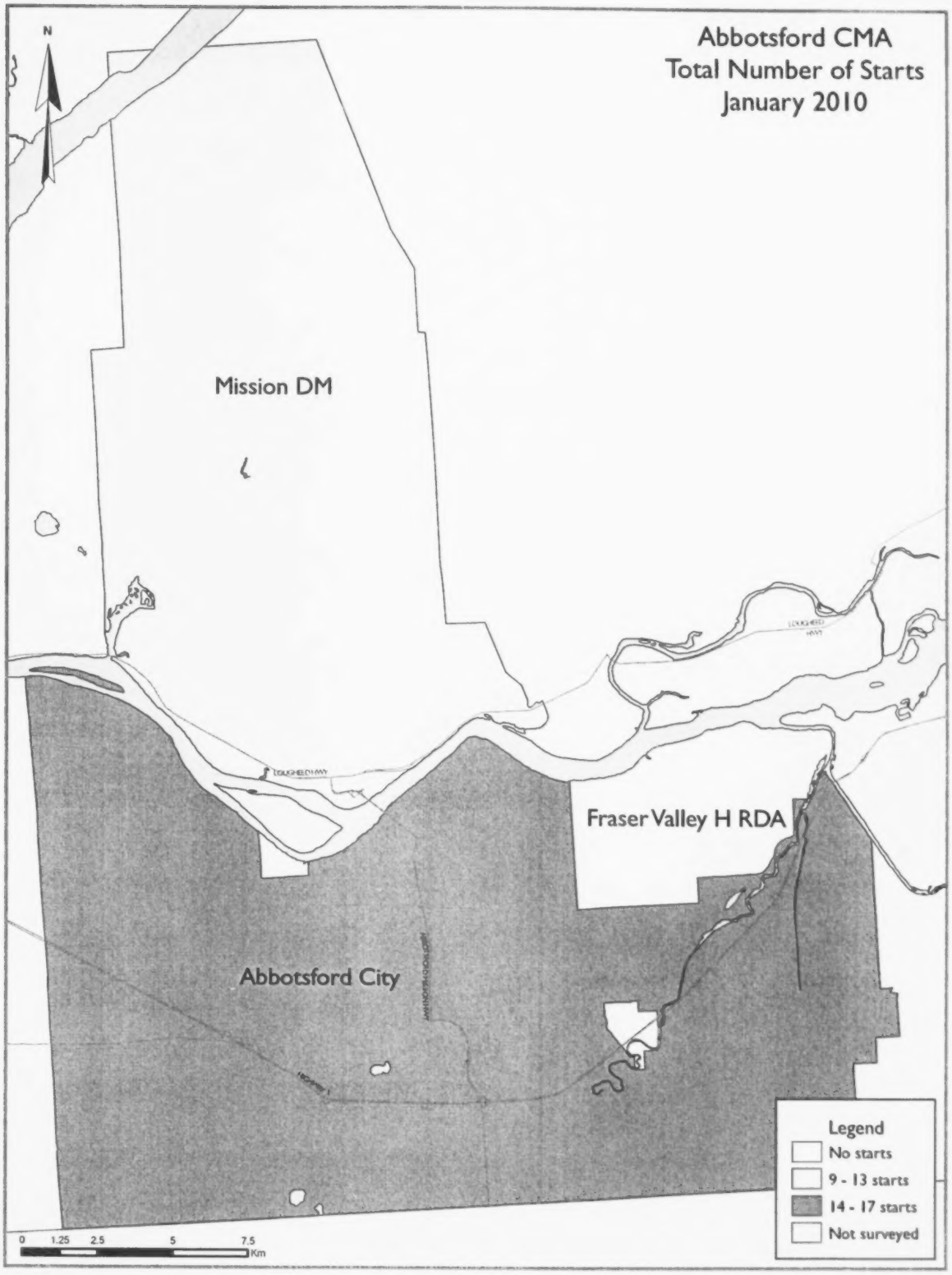

Vancouver CMA
Number of Starts (Multiples)
January - January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Surrey
Delta
Langley City
Langley District
White Rock
Legend
No starts
2 - 51 starts
52 - 101 starts
102 - 150 starts
151 - 200 starts
Not surveyed
0 2 4 8 12
Km

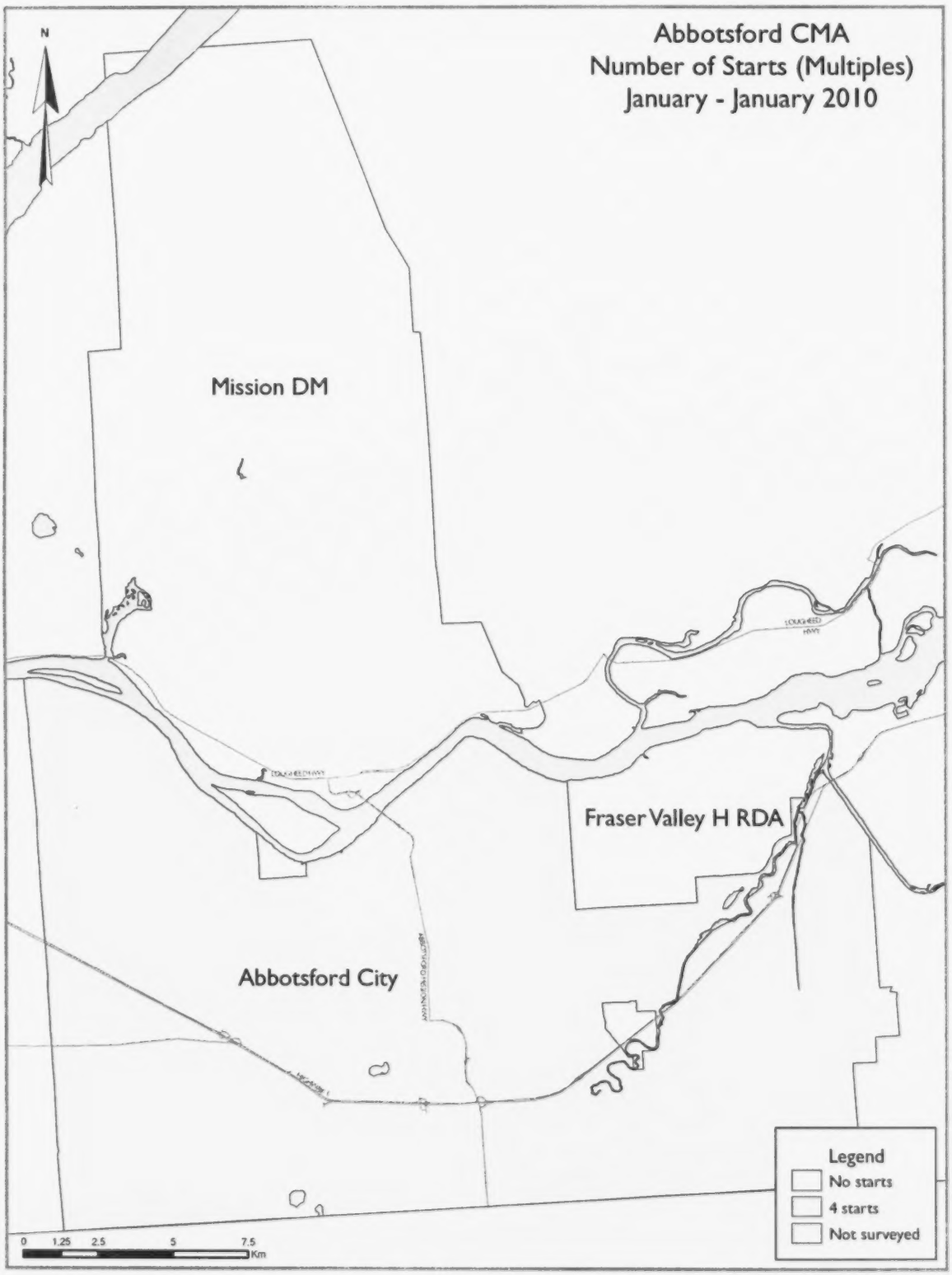

Vancouver CMA
Number of Starts (Singles)
January - January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
1 - 42 starts
43 - 83 starts
84 - 124 starts
125 - 166 starts
Not surveyed
0 2 4 8 12
Km

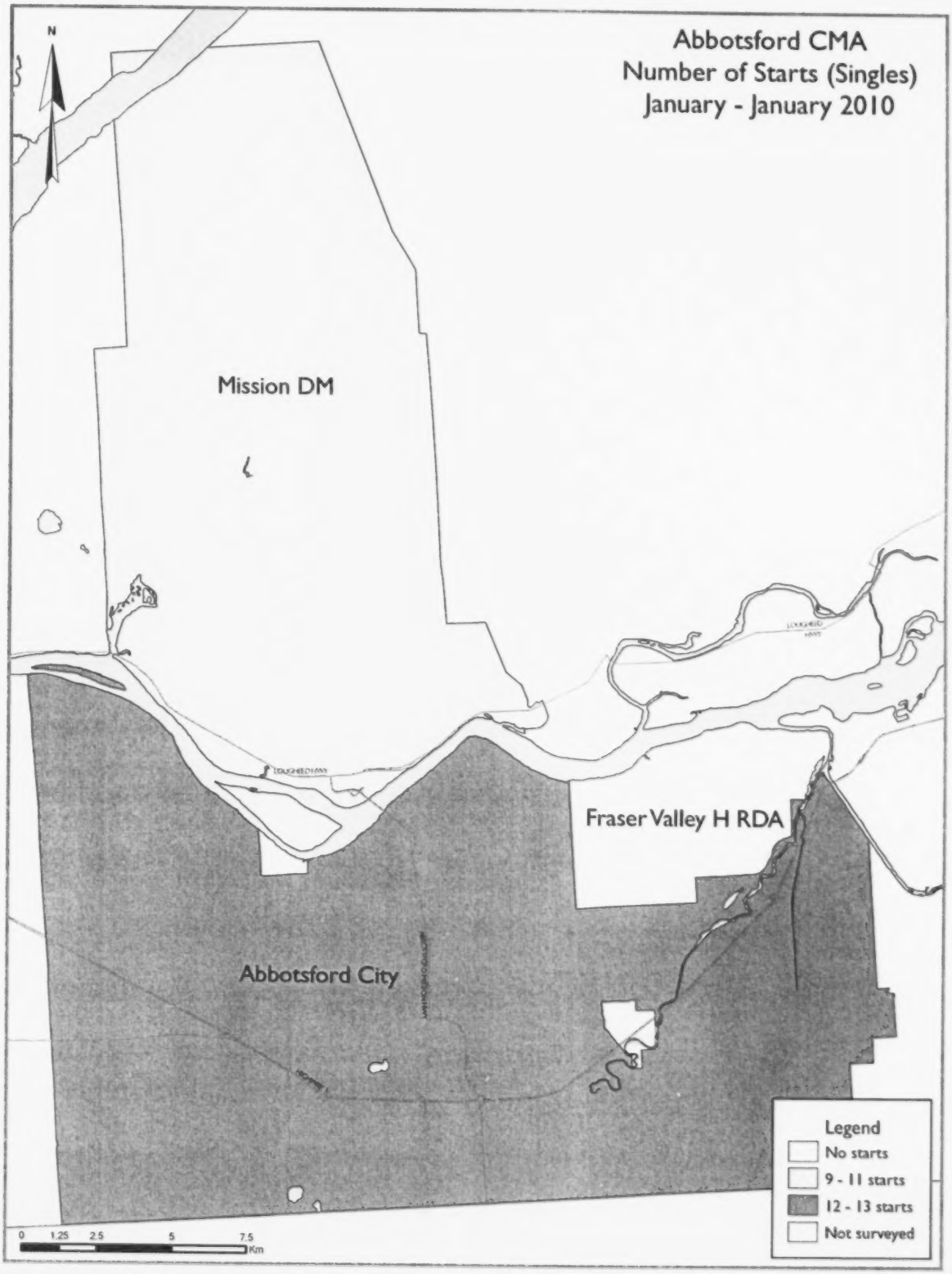

Vancouver CMA
Total Number of Starts
January - January 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
1 - 74 starts
75 - 148 starts
149 - 221 starts
222 - 295 starts
Not surveyed
0 2 4 8 12
Km


Abbotsford CMA
Number of Starts (Multiples)
January 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
4 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Singles)
January 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
9 - 11 starts
12 - 13 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Total Number of Starts
January 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
9 - 13 starts
14 - 17 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Multiples)
January - January 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
4 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Singles)
January - January 2010
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Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
9 - 11 starts
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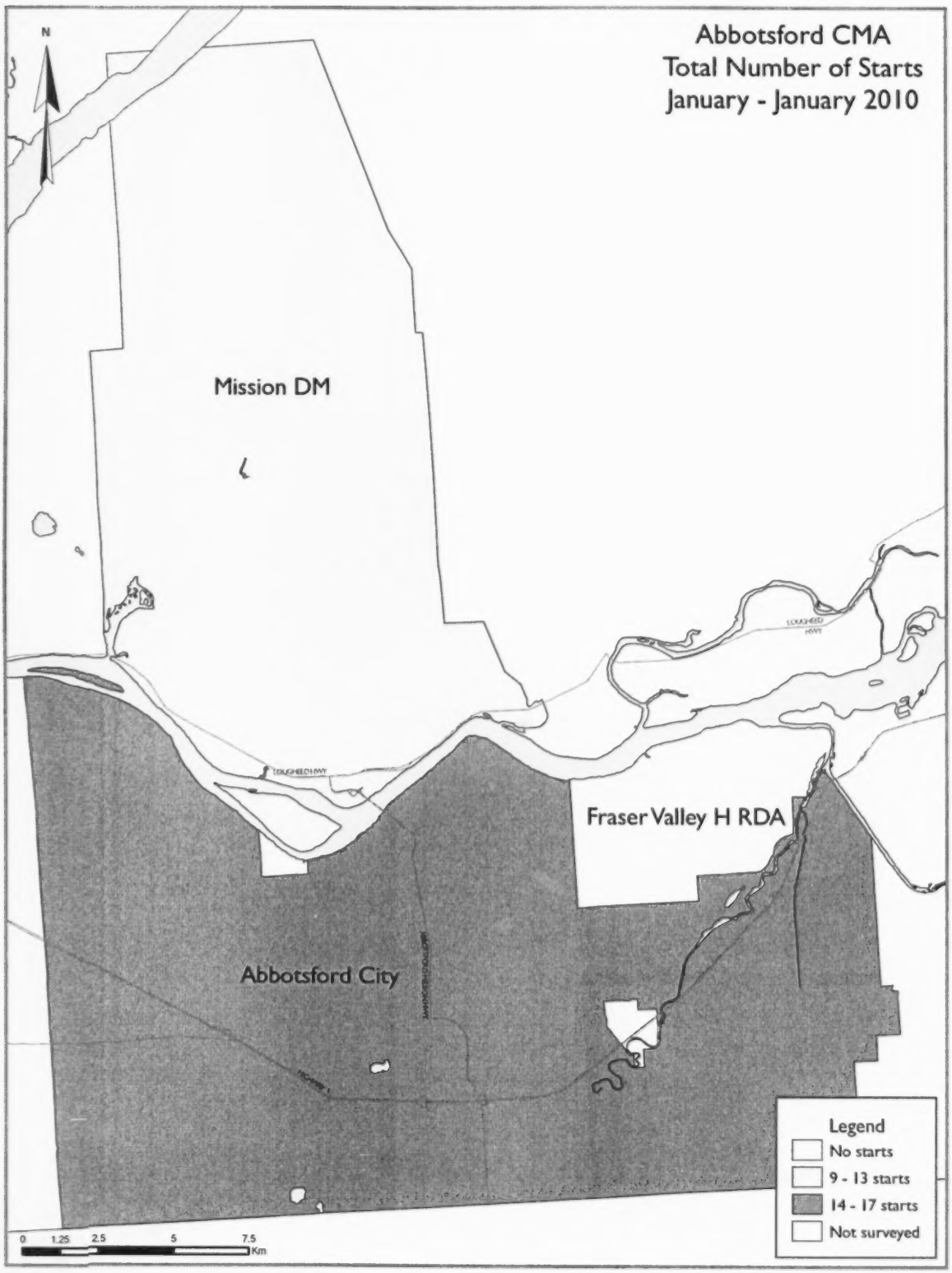
Km


Abbotsford CMA
Total Number of Starts
January - January 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
9 - 13 starts
14 - 17 starts
Not surveyed
0 1.25 2.5 5 7.5
Km

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of CMA
2	Starts by Submarket and by Dwelling Type – Current Month or Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Month or Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
6	Economic Indicators

Available in SELECTED Reports:

1.1	Housing Activity Summary by Submarket
1.2	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Month or Quarter
2.5	Starts by Submarket and by Intended Market – Year-to-Date
3.2	Completions by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
3.3	Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
3.4	Completions by Submarket and by Intended Market – Current Month or Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date
4.1	Average Price ($) of Absorbed Single-Detached Units

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Vancouver CMA
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
January 2010	322	26	196	1	133	149	5	85	917
January 2009	70	6	6	1	222	254	1	49	609
% Change	**	**	**	0.0	-40.1	-41.3	**	73.5	50.6
Year-to-date 2010	322	26	196	1	133	149	5	85	917
Year-to-date 2009	70	6	6	1	222	254	1	49	609
% Change	**	**	**	0.0	-40.1	-41.3	**	73.5	50.6
UNDER CONSTRUCTION									
January 2010	2,794	200	867	23	1,962	8,605	14	544	15,009
January 2009	2,944	277	548	33	2,703	17,090	10	1,112	24,717
% Change	-5.1	-27.8	58.2	-30.3	-27.4	-49.6	40.0	-51.1	-39.3
COMPLETIONS									
January 2010	241	16	38	5	152	2,386	1	194	3,033
January 2009	251	24	56	3	128	961	0	8	1,431
% Change	-4.0	-33.3	-32.1	66.7	18.8	148.3	n/a	**	111.9
Year-to-date 2010	241	16	38	5	152	2,386	1	194	3,033
Year-to-date 2009	251	24	56	3	128	961	0	8	1,431
% Change	-4.0	-33.3	-32.1	66.7	18.8	148.3	n/a	**	111.9
COMPLETED & NOT ABSORBED									
January 2010	548	56	85	3	247	1,500	0	24	2,463
January 2009	1,120	141	148	24	363	569	0	36	2,401
% Change	-51.1	-60.3	-42.6	-87.5	-32.0	163.6	n/a	-33.3	2.6
ABSORBED									
January 2010	251	25	36	5	176	1 594	1	14	2,102
January 2009	235	26	42	5	132	946	0	7	1,393
% Change	6.8	-3.8	-14.3	0.0	33.3	68.5	n/a	100.0	50.9
Year-to-date 2010	251	25	36	5	176	1,594	1	14	2,102
Year-to-date 2009	235	26	42	5	132	946	0	7	1,393
% Change	6.8	-3.8	-14.3	0.0	33.3	68.5	n/a	100.0	50.9

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1a: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Burnaby									
January 2010	11	18	0	0	5	0	0	0	34
January 2009	8	4	0	0	44	0	0	0	56
Delta									
January 2010	7	0	0	0	12	0	0	0	19
January 2009	7	0	0	0	39	0	0	1	47
Langley									
January 2010	16	0	28	0	32	0	0	0	76
January 2009	4	0	2	0	0	126	1	0	133
Maple Ridge / Pitt Meadows									
January 2010	29	0	0	0	11	21	0	0	61
January 2009	8	0	0	0	23	0	0	0	31
New Westminster									
January 2010	4	0	0	0	0	0	0	0	4
January 2009	3	0	0	0	0	0	0	0	3
North Vancouver									
January 2010	3	0	0	0	22	0	0	0	25
January 2009	3	0	0	1	16	0	0	0	20
Richmond									
January 2010	18	0	6	1	14	0	0	0	39
January 2009	7	0	2	0	4	0	0	0	13
Surrey									
January 2010	166	0	4	0	22	68	0	35	295
January 2009	16	0	0	0	76	0	0	2	94
Tri-Cities									
January 2010	27	4	20	0	15	0	0	50	116
January 2009	1	0	2	0	8	0	0	0	11
University Endowment Lands									
January 2010	1	0	0	0	0	0	0	0	1
January 2009	1	0	0	0	0	0	0	46	47
Vancouver City									
January 2010	29	4	136	0	0	60	5	0	234
January 2009	9	2	0	0	12	128	0	0	151
West Vancouver									
January 2010	5	0	0	0	0	0	0	0	5
January 2009	3	0	0	0	0	0	0	0	3
White Rock									
January 2010	1	0	0	0	0	0	0	0	1
January 2009	0	0	0	0	0	0	0	0	0
Vancouver CMA									
January 2010	322	26	196	1	133	149	5	85	917
January 2009	70	6	6	1	222	254	1	49	609

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
UNDER CONSTRUCTION									
Burnaby									
January 2010	114	64	0	0	88	1,004	5	0	1,275
January 2009	159	66	0	0	251	1,604	0	0	2,080
Delta									
January 2010	72	0	0	0	58	51	0	5	186
January 2009	114	2	0	0	107	0	0	12	235
Langley									
January 2010	144	6	128	0	169	62	0	0	509
January 2009	354	8	60	0	69	482	1	0	974
Maple Ridge / Pitt Meadows									
January 2010	163	0	0	1	121	165	0	2	452
January 2009	207	4	0	1	84	347	0	0	643
New Westminster									
January 2010	41	0	0	6	0	452	0	0	499
January 2009	29	4	0	0	4	954	0	0	991
North Vancouver									
January 2010	75	12	12	3	144	400	0	0	646
January 2009	102	16	24	1	63	722	0	32	960
Richmond									
January 2010	177	4	206	7	218	843	0	2	1,457
January 2009	170	8	150	6	269	1,454	3	6	2,066
Surrey									
January 2010	1,144	10	44	6	812	2,043	0	163	4,222
January 2009	968	22	26	25	1,233	3,725	0	159	6,158
Tri-Cities									
January 2010	156	14	140	0	179	106	0	50	645
January 2009	94	30	150	0	279	1,682	0	67	2,302
University Endowment Lands									
January 2010	10	0	0	0	4	137	0	134	285
January 2009	7	0	0	0	78	139	0	257	481
Vancouver City									
January 2010	487	78	295	0	169	3,290	9	188	4,516
January 2009	480	101	96	0	253	5,948	6	579	7,463
West Vancouver									
January 2010	129	12	0	0	0	8	0	0	149
January 2009	173	14	0	0	8	33	0	0	228
White Rock									
January 2010	20	0	38	0	0	44	0	0	102
January 2009	8	2	40	0	5	0	0	0	55
Vancouver CMA									
January 2010	2,794	200	867	23	1,962	8,605	14	544	15,009
January 2009	2,944	277	548	33	2,703	17,090	10	1,112	24,717

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETIONS									
Burnaby									
January 2010	14	8	0	0	0	91	0	0	113
January 2009	5	2	0	0	4	0	0	0	11
Delta									
January 2010	17	0	0	0	0	0	0	1	18
January 2009	20	0	0	0	32	0	0	1	53
Langley									
January 2010	16	0	8	0	4	126	1	0	155
January 2009	16	0	10	0	16	69	0	0	111
Maple Ridge / Pitt Meadows									
January 2010	32	2	0	0	14	0	0	0	48
January 2009	39	0	0	0	0	70	0	0	109
New Westminster									
January 2010	0	0	0	0	0	240	0	0	240
January 2009	0	0	0	0	0	70	0	0	70
North Vancouver									
January 2010	3	6	6	0	20	173	0	0	208
January 2009	6	2	0	0	0	0	0	0	8
Richmond									
January 2010	0	0	0	0	51	43	0	0	94
January 2009	15	0	26	3	6	259	0	0	309
Surrey									
January 2010	134	0	6	5	50	269	0	11	475
January 2009	86	4	0	0	35	0	0	7	132
Tri-Cities									
January 2010	3	0	10	0	0	601	0	0	614
January 2009	6	0	10	0	13	230	0	0	259
University Endowment Lands									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	1	0	0	0	2	0	0	0	3
Vancouver City									
January 2010	11	0	0	0	13	843	0	182	1,049
January 2009	46	16	4	0	20	263	0	0	349
West Vancouver									
January 2010	6	0	0	0	0	0	0	0	6
January 2009	6	0	0	0	0	0	0	0	6
White Rock									
January 2010	0	0	8	0	0	0	0	0	8
January 2009	1	0	6	0	0	0	0	0	7
Vancouver CMA									
January 2010	241	16	38	5	152	2,386	1	194	3,033
January 2009	251	24	56	3	128	961	0	8	1,431

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETED & NOT ABSORBED									
Burnaby									
January 2010	48	6	0	0	8	51	0	0	113
January 2009	67	54	0	0	7	1	0	0	129
Delta									
January 2010	18	3	0	0	1	5	0	4	31
January 2009	23	4	0	0	6	8	0	0	41
Langley									
January 2010	25	0	8	2	15	63	0	0	113
January 2009	134	6	28	4	34	9	0	0	215
Maple Ridge / Pitt Meadows									
January 2010	52	2	0	0	13	56	0	0	123
January 2009	134	0	0	0	14	20	0	0	168
New Westminster									
January 2010	7	0	0	0	0	16	0	0	23
January 2009	8	2	0	0	0	0	0	0	10
North Vancouver									
January 2010	12	0	0	0	8	45	0	0	65
January 2009	34	7	0	0	12	14	0	0	67
Richmond									
January 2010	37	1	20	1	15	17	0	2	93
January 2009	63	0	34	3	45	51	0	1	197
Surrey									
January 2010	162	0	8	0	125	434	0	18	747
January 2009	386	0	8	14	194	188	0	23	813
Tri-Cities									
January 2010	11	2	24	0	9	156	0	0	202
January 2009	30	10	49	3	25	200	0	0	317
University Endowment Lands									
January 2010	1	0	0	0	10	31	0	0	42
January 2009	1	0	0	0	1	1	0	8	11
Vancouver City									
January 2010	125	42	15	0	37	585	0	0	804
January 2009	192	56	9	0	22	36	0	4	319
West Vancouver									
January 2010	39	0	0	0	3	24	0	0	66
January 2009	37	2	0	0	3	4	0	0	46
White Rock									
January 2010	3	0	10	0	3	17	0	0	33
January 2009	2	0	20	0	0	37	0	0	59
Vancouver CMA									
January 2010	548	56	85	3	247	1,500	0	24	2,463
January 2009	1,120	141	148	24	363	569	0	36	2,401

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
ABSORBED									
Burnaby									
January 2010	17	10	0	0	1	63	0	0	91
January 2009	8	4	0	0	1	3	0	0	16
Delta									
January 2010	16	0	0	0	3	0	0	1	20
January 2009	17	0	0	0	34	0	0	1	52
Langley									
January 2010	17	0	6	0	8	78	1	0	110
January 2009	22	0	6	0	14	69	0	0	111
Maple Ridge / Pitt Meadows									
January 2010	37	0	0	0	9	2	0	0	48
January 2009	31	0	0	0	0	70	0	0	101
New Westminster									
January 2010	0	0	0	0	0	230	0	0	230
January 2009	1	0	0	0	0	71	0	0	72
North Vancouver									
January 2010	5	6	6	0	19	154	0	0	190
January 2009	4	0	0	0	0	0	0	0	4
Richmond									
January 2010	1	0	0	0	49	45	0	0	95
January 2009	16	0	20	0	3	255	0	0	294
Surrey									
January 2010	131	0	6	5	82	136	0	11	371
January 2009	85	4	0	4	38	11	0	4	146
Tri-Cities									
January 2010	4	6	10	0	0	495	0	0	515
January 2009	6	8	6	1	18	204	0	0	243
University Endowment Lands									
January 2010	0	0	0	0	2	0	0	2	4
January 2009	0	0	0	0	3	1	0	2	6
Vancouver City									
January 2010	14	3	2	0	2	389	0	0	410
January 2009	37	10	4	0	21	262	0	0	334
West Vancouver									
January 2010	5	0	0	0	0	2	0	0	7
January 2009	4	0	0	0	0	0	0	0	4
White Rock									
January 2010	0	0	6	0	1	0	0	0	7
January 2009	1	0	6	0	0	0	0	0	7
Vancouver CMA									
January 2010	251	25	36	5	176	1,594	1	14	2,102
January 2009	235	26	42	5	132	946	0	7	1,393

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: History of Housing Starts of Vancouver CMA
2000 - 2009

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
2009	2,888	176	663	17	1,788	2,355	29	418	8,339
% Change	-19.5	-52.8	-7.5	-41.4	-32.3	-79.5	52.6	-42.7	-57.4
2008	3,586	373	717	29	2,642	11,496	19	729	19,591
% Change	-13.1	0.3	93.8	-61.8	-5.6	-7.1	-85.7	51.2	-5.5
2007	4,128	372	370	76	2,799	12,376	133	482	20,736
% Change	-25.1	5.1	60.2	-11.6	-11.3	39.9	**	-1.2	10.9
2006	5,511	354	231	86	3,155	8,845	21	488	18,705
% Change	17.9	-11.1	33.5	-58.0	-12.1	-4.8	-68.2	-6.2	-1.1
2005	4,673	398	173	205	3,588	9,291	66	520	18,914
% Change	-11.8	-10.4	-41.6	-26.5	-6.2	8.8	-8.3	-22.8	-2.7
2004	5,297	444	296	279	3,826	8,542	72	674	19,430
% Change	4.5	1.8	17.0	-0.4	47.2	41.3	-10.0	-22.0	24.3
2003	5,070	436	253	280	2,599	6,044	80	864	15,626
% Change	4.7	-3.1	-8.3	135.3	31.7	44.5	45.5	-30.7	18.4
2002	4,843	450	276	119	1,974	4,182	55	1,247	13,197
% Change	42.4	-1.3	39.4	9.2	79.9	51.9	-70.4	-50.8	21.5
2001	3,400	456	198	109	1,097	2,754	186	2,535	10,862
% Change	10.2	27.4	25.3	**	-11.1	28.0	**	125.3	32.4
2000	3,086	358	158	35	1,234	2,152	20	1,125	8,203

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	% Change
Anmore	4	0	0	0	0	0	0	0	4	0	n/a
Belcarra	0	0	0	0	0	0	0	0	0	0	n/a
Bowen Island	1	0	0	0	0	0	2	0	3	0	n/a
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	1	1	0	0	0	32	0	0	1	33	-97.0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - South & East	3	2	6	0	0	0	0	0	9	2	**
Burnaby - Central Park	2	0	0	0	0	0	0	0	2	0	n/a
Burnaby - Remainder	5	5	12	4	5	12	0	0	22	21	4.8
Burnaby Total	11	8	18	4	5	44	0	0	34	56	-39.3
Coquitlam	25	1	4	0	8	8	68	2	105	11	**
Delta - Tsawwassen	0	0	0	0	0	0	0	0	0	0	n/a
Delta - Ladner	0	2	0	0	0	0	0	1	0	3	-100.0
Delta - North	7	5	0	0	12	39	0	0	19	44	-56.8
Delta	7	7	0	0	12	39	0	1	19	47	-59.6
Langley City	0	0	0	0	0	0	0	0	0	0	n/a
Langley District	16	5	0	0	32	0	28	128	76	133	-42.9
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	26	8	0	0	11	23	21	0	58	31	87.1
New Westminster	4	3	0	0	0	0	0	0	4	3	33.3
North Vancouver City	0	0	0	0	0	0	0	0	0	0	n/a
North Vancouver DM	3	4	2	16	20	0	0	0	25	20	25.0
Pitt Meadows	3	0	0	0	0	0	0	0	3	0	n/a
Port Coquitlam	0	0	0	0	7	0	2	0	9	0	n/a
Port Moody	2	0	0	0	0	0	0	0	2	0	n/a
Richmond	19	7	8	0	6	4	6	2	39	13	200.0
Surrey - South	39	0	0	0	0	60	4	0	43	60	-28.3
Surrey - Cloverdale	69	7	0	0	15	0	27	2	111	9	**
Surrey - North	51	6	0	0	7	0	76	0	134	6	**
Surrey - Guildford	1	0	0	0	0	0	0	0	1	0	n/a
Surrey - Whalley	6	3	0	0	0	16	0	0	6	19	-68.4
Surrey Total	166	16	0	0	22	76	107	2	295	94	**
University Endowment Lands	1	1	0	0	0	0	0	46	1	47	-97.9
Vancouver - West End	0	0	0	0	0	0	0	81	0	81	-100.0
Vancouver - Downtown	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Kitsilano	2	0	0	0	0	0	0	47	2	47	-95.7
Vancouver - False Creek	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Granville/Oak	1	2	0	0	0	0	2	0	3	2	50.0
Vancouver - Kerrisdale	3	1	0	0	0	0	0	0	3	1	200.0
Vancouver - Marpole	5	1	0	0	0	0	0	0	5	1	**
Vancouver - Eastside	13	2	4	0	0	0	62	0	79	2	**
Vancouver - Mt. Pleasant	0	0	0	2	0	12	0	0	0	14	-100.0
Vancouver - Strath/Grand	0	0	0	0	0	0	128	0	128	0	n/a
Vancouver - Westside	10	3	0	0	0	0	4	0	14	3	**
Vancouver Total	34	9	4	2	0	12	196	128	234	151	55.0
West Vancouver	5	3	0	0	0	0	0	0	5	3	66.7
White Rock	1	0	0	0	0	0	0	0	1	0	n/a
Vancouver CMA	**328**	**72**	**36**	**22**	**123**	**206**	**430**	**309**	**917**	**609**	**50.6**

Source: CMHC (Starts and Completions Survey)

Table 2.1: Starts by Submarket and by Dwelling Type
January - January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Anmore	4	0	0	0	0	0	0	0	4	0	n/a
Belcarra	0	0	0	0	0	0	0	0	0	0	n/a
Bowen Island	1	0	0	0	0	0	2	0	3	0	n/a
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	1	1	0	0	0	32	0	0	1	33	-97.0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - South & East	3	2	6	0	0	0	0	0	9	2	**
Burnaby - Central Park	2	0	0	0	0	0	0	0	2	0	n/a
Burnaby - Remainder	5	5	12	4	5	12	0	0	22	21	4.8
Burnaby Total	11	8	18	4	5	44	0	0	34	56	-39.3
Coquitlam	25	1	4	0	8	8	68	2	105	11	**
Delta - Tsawwassen	0	0	0	0	0	0	0	0	0	0	n/a
Delta - Ladner	0	2	0	0	0	0	0	1	0	3	-100.0
Delta - North	7	5	0	0	12	39	0	0	19	44	-56.8
Delta	7	7	0	0	12	39	0	1	19	47	-59.6
Langley City	0	0	0	0	0	0	0	0	0	0	n/a
Langley District	16	5	0	0	32	0	28	128	76	133	-42.9
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	26	8	0	0	11	23	21	0	58	31	87.1
New Westminster	4	3	0	0	0	0	0	0	4	3	33.3
North Vancouver City	0	0	0	0	0	0	0	0	0	0	n/a
North Vancouver DM	3	4	2	16	20	0	0	0	25	20	25.0
Pitt Meadows	3	0	0	0	0	0	0	0	3	0	n/a
Port Coquitlam	0	0	0	0	7	0	2	0	9	0	n/a
Port Moody	2	0	0	0	0	0	0	0	2	0	n/a
Richmond	19	7	8	0	6	4	6	2	39	13	200.0
Surrey - South	39	0	0	0	0	60	4	0	43	60	-28.3
Surrey - Cloverdale	69	7	0	0	15	0	27	2	111	9	**
Surrey - North	51	6	0	0	7	0	76	0	134	6	**
Surrey - Guildford	1	0	0	0	0	0	0	0	1	0	n/a
Surrey - Whalley	6	3	0	0	0	16	0	0	6	19	-68.4
Surrey Total	166	16	0	0	22	76	107	2	295	94	**
University Endowment Lands	1	1	0	0	0	0	0	46	1	47	-97.9
Vancouver - West End	0	0	0	0	0	0	0	81	0	81	-100.0
Vancouver - Downtown	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Kitsilano	2	0	0	0	0	0	0	47	2	47	-95.7
Vancouver - False Creek	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Granville/Oak	1	2	0	0	0	0	2	0	3	2	50.0
Vancouver - Kerrisdale	3	1	0	0	0	0	0	0	3	1	200.0
Vancouver - Marpole	5	1	0	0	0	0	0	0	5	1	**
Vancouver - Eastside	13	2	4	0	0	0	62	0	79	2	**
Vancouver - Mt. Pleasant	0	0	0	2	0	12	0	0	0	14	-100.0
Vancouver - Strath/Grand	0	0	0	0	0	0	128	0	128	0	n/a
Vancouver - Westside	10	3	0	0	0	0	4	0	14	3	**
Vancouver Total	34	9	4	2	0	12	196	128	234	151	55.0
West Vancouver	5	3	0	0	0	0	0	0	5	3	66.7
White Rock	1	0	0	0	0	0	0	0	1	0	n/a
Vancouver CMA	328	72	36	22	123	206	430	309	917	609	50.6

Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	2	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	32	0	0	0	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	5	12	0	0	0	0	0	0
Burnaby Total	5	44	0	0	0	0	0	0
Coquitlam	8	8	0	0	18	2	50	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	1
Delta - North	12	39	0	0	0	0	0	0
Delta	12	39	0	0	0	0	0	1
Langley City	0	0	0	0	0	0	0	0
Langley District	32	0	0	0	28	128	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	11	23	0	0	21	0	0	0
New Westminster	0	0	0	0	0	0	0	0
North Vancouver City	0	0	0	0	0	0	0	0
North Vancouver DM	20	0	0	0	0	0	0	0
Pitt Meadows	0	0	0	0	0	0	0	0
Port Coquitlam	7	0	0	0	2	0	0	0
Port Moody	0	0	0	0	0	0	0	0
Richmond	6	4	0	0	6	2	0	0
Surrey - South	0	60	0	0	0	0	4	0
Surrey - Cloverdale	15	0	0	0	4	0	23	2
Surrey - North	7	0	0	0	68	0	8	0
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	0	16	0	0	0	0	0	0
Surrey Total	22	76	0	0	72	0	35	2
University Endowment Lands	0	0	0	0	0	0	0	46
Vancouver - West End	0	0	0	0	0	81	0	0
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	0	0	0	0	0	47	0	0
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	0	0	0	0	2	0	0	0
Vancouver - Kerrisdale	0	0	0	0	0	0	0	0
Vancouver - Marpole	0	0	0	0	0	0	0	0
Vancouver - Eastside	0	0	0	0	62	0	0	0
Vancouver - Mt. Pleasant	0	12	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	128	0	0	0
Vancouver - Westside	0	0	0	0	4	0	0	0
Vancouver Total	0	12	0	0	196	128	0	0
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	0	0	0	0
Vancouver CMA	123	206	0	0	345	260	85	49

Source: CMHC (Starts and Completions Survey)

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
January - January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	2	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	32	0	0	0	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	0	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	5	12	0	0	0	0	0	0
Burnaby Total	5	44	0	0	0	0	0	0
Coquitlam	8	8	0	0	18	2	50	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	1
Delta - North	12	39	0	0	0	0	0	0
Delta	12	39	0	0	0	0	0	1
Langley City	0	0	0	0	0	0	0	0
Langley District	32	0	0	0	28	128	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	11	23	0	0	21	0	0	0
New Westminster	0	0	0	0	0	0	0	0
North Vancouver City	0	0	0	0	0	0	0	0
North Vancouver DM	20	0	0	0	0	0	0	0
Pitt Meadows	0	0	0	0	0	0	0	0
Port Coquitlam	7	0	0	0	2	0	0	0
Port Moody	0	0	0	0	0	0	0	0
Richmond	6	4	0	0	6	2	0	0
Surrey - South	0	60	0	0	0	0	4	0
Surrey - Cloverdale	15	0	0	0	4	0	23	2
Surrey - North	7	0	0	0	68	0	8	0
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	0	16	0	0	0	0	0	0
Surrey Total	22	76	0	0	72	0	35	2
University Endowment Lands	0	0	0	0	0	0	0	46
Vancouver - West End	0	0	0	0	0	81	0	0
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	0	0	0	0	0	47	0	0
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	0	0	0	0	2	0	0	0
Vancouver - Kerrisdale	0	0	0	0	0	0	0	0
Vancouver - Marpole	0	0	0	0	0	0	0	0
Vancouver - Eastside	0	0	0	0	62	0	0	0
Vancouver - Mt. Pleasant	0	12	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	128	0	0	0
Vancouver - Westside	0	0	0	0	4	0	0	0
Vancouver Total	0	12	0	0	196	128	0	0
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	0	0	0	0
Vancouver CMA	123	206	0	0	345	260	85	49

Source: CMHC (Starts and Completions Survey)

Table 2.4: Starts by Submarket and by Intended Market
January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Anmore	4	0	0	0	0	0	4	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	3	0	0	0	0	0	3	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	1	1	0	32	0	0	1	33
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	9	2	0	0	0	0	9	2
Burnaby - Central Park	2	0	0	0	0	0	2	0
Burnaby - Remainder	17	9	5	12	0	0	22	21
Burnaby Total	29	12	5	44	0	0	34	56
Coquitlam	47	3	8	8	50	0	105	11
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	2	0	0	0	1	0	3
Delta - North	7	5	12	39	0	0	19	44
Delta	7	7	12	39	0	1	19	47
Langley City	0	0	0	0	0	0	0	0
Langley District	44	6	32	126	0	1	76	133
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	26	8	32	23	0	0	58	31
New Westminster	4	3	0	0	0	0	4	3
North Vancouver City	0	0	0	0	0	0	0	0
North Vancouver DM	3	3	22	17	0	0	25	20
Pitt Meadows	3	0	0	0	0	0	3	0
Port Coquitlam	2	0	7	0	0	0	9	0
Port Moody	2	0	0	0	0	0	2	0
Richmond	24	9	15	4	0	0	39	13
Surrey - South	39	0	0	60	4	0	43	60
Surrey - Cloverdale	73	7	15	0	23	2	111	9
Surrey - North	51	6	75	0	8	0	134	6
Surrey - Guildford	1	0	0	0	0	0	1	0
Surrey - Whalley	6	3	0	16	0	0	6	19
Surrey Total	170	16	90	76	35	2	295	94
University Endowment Lands	1	1	0	0	0	46	1	47
Vancouver - West End	0	0	0	81	0	0	0	81
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	2	0	0	47	0	0	2	47
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	3	2	0	0	0	0	3	2
Vancouver - Kerrisdale	3	1	0	0	0	0	3	1
Vancouver - Marpole	4	1	0	0	1	0	5	1
Vancouver - Eastside	17	2	60	0	2	0	79	2
Vancouver - Mt. Pleasant	0	2	0	12	0	0	0	14
Vancouver - Strath/Grand	128	0	0	0	0	0	128	0
Vancouver - Westside	12	3	0	0	2	0	14	3
Vancouver Total	169	11	60	140	5	0	234	151
West Vancouver	5	3	0	0	0	0	5	3
White Rock	1	0	0	0	0	0	1	0
Vancouver CMA	544	82	283	477	90	50	917	609

Source: CMHC (Starts and Completions Survey)

Table 2.5: Starts by Submarket and by Intended Market
January - January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Anmore	4	0	0	0	0	0	4	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	3	0	0	0	0	0	3	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	1	1	0	32	0	0	1	33
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	9	2	0	0	0	0	9	2
Burnaby - Central Park	2	0	0	0	0	0	2	0
Burnaby - Remainder	17	9	5	12	0	0	22	21
Burnaby Total	29	12	5	44	0	0	34	56
Coquitlam	47	3	8	8	50	0	105	11
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	2	0	0	0	1	0	3
Delta - North	7	5	12	39	0	0	19	44
Delta	7	7	12	39	0	1	19	47
Langley City	0	0	0	0	0	0	0	0
Langley District	44	6	32	126	0	1	76	133
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	26	8	32	23	0	0	58	31
New Westminster	4	3	0	0	0	0	4	3
North Vancouver City	0	0	0	0	0	0	0	0
North Vancouver DM	3	3	22	17	0	0	25	20
Pitt Meadows	3	0	0	0	0	0	3	0
Port Coquitlam	2	0	7	0	0	0	9	0
Port Moody	2	0	0	0	0	0	2	0
Richmond	24	9	15	4	0	0	39	13
Surrey - South	39	0	0	60	4	0	43	60
Surrey - Cloverdale	73	7	15	0	23	2	111	9
Surrey - North	51	6	75	0	8	0	134	6
Surrey - Guildford	1	0	0	0	0	0	1	0
Surrey - Whalley	6	3	0	16	0	0	6	19
Surrey Total	170	16	90	76	35	2	295	94
University Endowment Lands	1	1	0	0	0	46	1	47
Vancouver - West End	0	0	0	81	0	0	0	81
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	2	0	0	47	0	0	2	47
Vancouver - False Creek	0	0	0	0	0	0	0	0
Vancouver - Granville/Oak	3	2	0	0	0	0	3	2
Vancouver - Kerrisdale	3	1	0	0	0	0	3	1
Vancouver - Marpole	4	1	0	0	1	0	5	1
Vancouver - Eastside	17	2	60	0	2	0	79	2
Vancouver - Mt. Pleasant	0	2	0	12	0	0	0	14
Vancouver - Strath/Grand	128	0	0	0	0	0	128	0
Vancouver - Westside	12	3	0	0	2	0	14	3
Vancouver Total	169	11	60	140	5	0	234	151
West Vancouver	5	3	0	0	0	0	5	3
White Rock	1	0	0	0	0	0	1	0
Vancouver CMA	**544**	**82**	**283**	**477**	**90**	**50**	**917**	**609**

Source: CMHC (Starts and Completions Survey)

Table 3: Completions by Submarket and by Dwelling Type
January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	% Change
Anmore	3	0	0	0	0	0	0	0	3	0	n/a
Belcarra	1	0	0	0	0	0	0	0	1	0	n/a
Bowen Island	1	4	0	0	0	0	0	0	1	4	-75.0
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	2	0	0	0	0	0	91	0	93	0	n/a
Burnaby - Lougheed Mall	0	1	0	0	0	0	0	0	0	1	-100.0
Burnaby - South & East	0	1	0	2	0	4	0	0	0	7	-100.0
Burnaby - Central Park	1	1	2	0	0	0	0	0	3	1	200.0
Burnaby - Remainder	11	2	6	0	0	0	0	0	17	2	**
Burnaby Total	14	5	8	2	0	4	91	0	113	11	**
Coquitlam	3	0	0	0	0	13	531	10	534	23	**
Delta - Tsawwassen	0	3	0	0	0	0	0	0	0	3	-100.0
Delta - Ladner	0	9	0	0	0	0	0	1	0	10	-100.0
Delta - North	17	8	0	0	0	32	1	0	18	40	-55.0
Delta	17	20	0	0	0	32	1	1	18	53	-66.0
Langley City	0	0	0	0	0	0	0	69	0	69	-100.0
Langley District	17	16	0	12	4	4	134	10	155	42	**
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	29	35	10	0	6	0	0	0	45	35	28.6
New Westminster	0	0	0	0	0	0	240	70	240	70	**
North Vancouver City	1	2	6	2	20	0	155	0	182	4	**
North Vancouver DM	2	4	0	0	0	0	24	0	26	4	**
Pitt Meadows	3	4	0	0	0	0	0	70	3	74	-95.9
Port Coquitlam	0	0	0	0	0	0	80	0	80	0	n/a
Port Moody	0	6	0	0	0	0	0	230	0	236	-100.0
Richmond	0	18	0	2	51	4	43	285	94	309	-69.6
Surrey - South	30	6	8	10	30	17	269	0	337	33	**
Surrey - Cloverdale	43	31	0	0	0	8	16	5	59	44	34.1
Surrey - North	55	43	2	4	0	0	1	2	58	49	18.4
Surrey - Guildford	0	0	0	0	0	0	0	0	0	0	n/a
Surrey - Whalley	11	6	0	0	10	0	0	0	21	6	**
Surrey Total	139	86	10	14	40	25	286	7	475	132	**
University Endowment Lands	0	1	0	2	0	0	0	0	0	3	-100.0
Vancouver - West End	0	0	0	0	0	0	144	0	144	0	n/a
Vancouver - Downtown	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Kitsilano	0	2	0	0	0	0	0	0	0	2	-100.0
Vancouver - False Creek	0	0	0	0	7	0	860	0	867	0	n/a
Vancouver - Granville/Oak	0	0	0	0	0	6	21	124	21	130	-83.8
Vancouver - Kerrisdale	1	4	0	0	0	4	0	49	1	57	-98.2
Vancouver - Marpole	1	0	0	2	0	0	0	0	1	2	-50.0
Vancouver - Eastside	3	28	0	8	0	0	0	4	3	40	-92.5
Vancouver - Mt. Pleasant	1	0	0	4	0	0	0	0	1	4	-75.0
Vancouver - Strath/Grand	0	0	0	2	0	0	0	0	0	2	-100.0
Vancouver - Westside	5	12	0	0	6	10	0	90	11	112	-90.2
Vancouver Total	11	46	0	16	13	20	1,025	267	1,049	349	**
West Vancouver	6	6	0	0	0	0	0	0	6	6	0.0
White Rock	0	1	0	0	0	0	8	6	8	7	14.3
Vancouver CMA	247	254	34	50	134	102	2,618	1,025	3,033	1,431	111.9

Source: CMHC (Starts and Completions Survey)

Table 3.1: Completions by Submarket and by Dwelling Type
January - January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Anmore	3	0	0	0	0	0	0	0	3	0	n/a
Belcarra	1	0	0	0	0	0	0	0	1	0	n/a
Bowen Island	1	4	0	0	0	0	0	0	1	4	-75.0
Burnaby - Mountain	0	0	0	0	0	0	0	0	0	0	n/a
Burnaby - North	2	0	0	0	0	0	91	0	93	0	n/a
Burnaby - Lougheed Mall	0	1	0	0	0	0	0	0	0	1	-100.0
Burnaby - South & East	0	1	0	2	0	4	0	0	0	7	-100.0
Burnaby - Central Park	1	1	2	0	0	0	0	0	3	1	200.0
Burnaby - Remainder	11	2	6	0	0	0	0	0	17	2	**
Burnaby Total	14	5	8	2	0	4	91	0	113	11	**
Coquitlam	3	0	0	0	0	13	531	10	534	23	**
Delta - Tsawwassen	0	3	0	0	0	0	0	0	0	3	-100.0
Delta - Ladner	0	9	0	0	0	0	0	1	0	10	-100.0
Delta - North	17	8	0	0	0	32	1	0	18	40	-55.0
Delta	17	20	0	0	0	32	1	1	18	53	-66.0
Langley City	0	0	0	0	0	0	0	69	0	69	-100.0
Langley District	17	16	0	12	4	4	134	10	155	42	**
Lion's Bay	0	0	0	0	0	0	0	0	0	0	n/a
Maple Ridge	29	35	10	0	6	0	0	0	45	35	28.6
New Westminster	0	0	0	0	0	0	240	70	240	70	**
North Vancouver City	1	2	6	2	20	0	155	0	182	4	**
North Vancouver DM	2	4	0	0	0	0	24	0	26	4	**
Pitt Meadows	3	4	0	0	0	0	0	70	3	74	-95.9
Port Coquitlam	0	0	0	0	0	0	80	0	80	0	n/a
Port Moody	0	6	0	0	0	0	0	230	0	236	-100.0
Richmond	0	18	0	2	51	4	43	285	94	309	-69.6
Surrey - South	30	6	8	10	30	17	269	0	337	33	**
Surrey - Cloverdale	43	31	0	0	0	8	16	5	59	44	34.1
Surrey - North	55	43	2	4	0	0	1	2	58	49	18.4
Surrey - Guildford	0	0	0	0	0	0	0	0	0	0	n/a
Surrey - Whalley	11	6	0	0	10	0	0	0	21	6	**
Surrey Total	139	86	10	14	40	25	286	7	475	132	**
University Endowment Lands	0	1	0	2	0	0	0	0	0	3	-100.0
Vancouver - West End	0	0	0	0	0	0	144	0	144	0	n/a
Vancouver - Downtown	0	0	0	0	0	0	0	0	0	0	n/a
Vancouver - Kitsilano	0	2	0	0	0	0	0	0	0	2	-100.0
Vancouver - False Creek	0	0	0	0	7	0	860	0	867	0	n/a
Vancouver - Granville/Oak	0	0	0	0	0	6	21	124	21	130	-83.8
Vancouver - Kerrisdale	1	4	0	0	0	4	0	49	1	57	-98.2
Vancouver - Marpole	1	0	0	2	0	0	0	0	1	2	-50.0
Vancouver - Eastside	3	28	0	8	0	0	0	4	3	40	-92.5
Vancouver - Mt. Pleasant	1	0	0	4	0	0	0	0	1	4	-75.0
Vancouver - Strath/Grand	0	0	0	2	0	0	0	0	0	2	-100.0
Vancouver - Westside	5	12	0	0	6	10	0	90	11	112	-90.2
Vancouver Total	11	46	0	16	13	20	1,025	267	1,049	349	**
West Vancouver	6	6	0	0	0	0	0	0	6	6	0.0
White Rock	0	1	0	0	0	0	8	6	8	7	14.3
Vancouver CMA	247	254	34	50	134	102	2,618	1,025	3,033	1,431	111.9

Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	0	0	0	91	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	4	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	0	0	0	0	0	0	0	0
Burnaby Total	0	4	0	0	91	0	0	0
Coquitlam	0	13	0	0	531	10	0	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	1
Delta - North	0	32	0	0	0	0	1	0
Delta	0	32	0	0	0	0	1	1
Langley City	0	0	0	0	0	69	0	0
Langley District	4	4	0	0	134	10	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	6	0	0	0	0	0	0	0
New Westminster	0	0	0	0	240	70	0	0
North Vancouver City	20	0	0	0	155	0	0	0
North Vancouver DM	0	0	0	0	24	0	0	0
Pitt Meadows	0	0	0	0	0	70	0	0
Port Coquitlam	0	0	0	0	80	0	0	0
Port Moody	0	0	0	0	0	230	0	0
Richmond	51	4	0	0	43	285	0	0
Surrey - South	30	17	0	0	269	0	0	0
Surrey - Cloverdale	0	8	0	0	6	0	10	5
Surrey - North	0	0	0	0	0	0	1	2
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	10	0	0	0	0	0	0	0
Surrey Total	40	25	0	0	275	0	11	7
University Endowment Lands	0	0	0	0	0	0	0	0
Vancouver - West End	0	0	0	0	144	0	0	0
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	0	0	0	0	0	0	0	0
Vancouver - False Creek	7	0	0	0	678	0	182	0
Vancouver - Granville/Oak	0	6	0	0	21	124	0	0
Vancouver - Kerrisdale	0	4	0	0	0	49	0	0
Vancouver - Marpole	0	0	0	0	0	0	0	0
Vancouver - Eastside	0	0	0	0	0	4	0	0
Vancouver - Mt. Pleasant	0	0	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	6	10	0	0	0	90	0	0
Vancouver Total	13	20	0	0	843	267	182	0
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	8	6	0	0
Vancouver CMA	134	102	0	0	2,424	1,017	194	8

Source: CMHC (Starts and Completions Survey)

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
January - January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Anmore	0	0	0	0	0	0	0	0
Belcarra	0	0	0	0	0	0	0	0
Bowen Island	0	0	0	0	0	0	0	0
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	0	0	0	0	91	0	0	0
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0
Burnaby - South & East	0	4	0	0	0	0	0	0
Burnaby - Central Park	0	0	0	0	0	0	0	0
Burnaby - Remainder	0	0	0	0	0	0	0	0
Burnaby Total	0	4	0	0	91	0	0	0
Coquitlam	0	13	0	0	531	10	0	0
Delta - Tsawwassen	0	0	0	0	0	0	0	0
Delta - Ladner	0	0	0	0	0	0	0	1
Delta - North	0	32	0	0	0	0	1	0
Delta	0	32	0	0	0	0	1	1
Langley City	0	0	0	0	0	69	0	0
Langley District	4	4	0	0	134	10	0	0
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	6	0	0	0	0	0	0	0
New Westminster	0	0	0	0	240	70	0	0
North Vancouver City	20	0	0	0	155	0	0	0
North Vancouver DM	0	0	0	0	24	0	0	0
Pitt Meadows	0	0	0	0	0	70	0	0
Port Coquitlam	0	0	0	0	80	0	0	0
Port Moody	0	0	0	0	0	230	0	0
Richmond	51	4	0	0	43	285	0	0
Surrey - South	30	17	0	0	269	0	0	0
Surrey - Cloverdale	0	8	0	0	6	0	10	5
Surrey - North	0	0	0	0	0	0	1	2
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	10	0	0	0	0	0	0	0
Surrey Total	40	25	0	0	275	0	11	7
University Endowment Lands	0	0	0	0	0	0	0	0
Vancouver - West End	0	0	0	0	144	0	0	0
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	0	0	0	0	0	0	0	0
Vancouver - False Creek	7	0	0	0	678	0	182	0
Vancouver - Granville/Oak	0	6	0	0	21	124	0	0
Vancouver - Kerrisdale	0	4	0	0	0	49	0	0
Vancouver - Marpole	0	0	0	0	0	0	0	0
Vancouver - Eastside	0	0	0	0	0	4	0	0
Vancouver - Mt. Pleasant	0	0	0	0	0	0	0	0
Vancouver - Strath/Grand	0	0	0	0	0	0	0	0
Vancouver - Westside	6	10	0	0	0	90	0	0
Vancouver Total	13	20	0	0	843	267	182	0
West Vancouver	0	0	0	0	0	0	0	0
White Rock	0	0	0	0	8	6	0	0
Vancouver CMA	134	102	0	0	2,424	1,017	194	8

Source: CMHC (Starts and Completions Survey)

Table 3.4: Completions by Submarket and by Intended Market
January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Anmore	3	0	0	0	0	0	3	0
Belcarra	1	0	0	0	0	0	1	0
Bowen Island	1	4	0	0	0	0	1	4
Burnaby - Mountain	0	0	0	0	0	0	0	0
Burnaby - North	2	0	91	0	0	0	93	0
Burnaby - Lougheed Mall	0	1	0	0	0	0	0	1
Burnaby - South & East	0	3	0	4	0	0	0	7
Burnaby - Central Park	3	1	0	0	0	0	3	1
Burnaby - Remainder	17	2	0	0	0	0	17	2
Burnaby Total	22	7	91	4	0	0	113	11
Coquitlam	11	10	523	13	0	0	534	23
Delta - Tsawwassen	0	3	0	0	0	0	0	3
Delta - Ladner	0	9	0	0	0	1	0	10
Delta - North	17	8	0	32	1	0	18	40
Delta	17	20	0	32	1	1	18	53
Langley City	0	0	0	69	0	0	0	69
Langley District	24	26	130	16	1	0	155	42
Lion's Bay	0	0	0	0	0	0	0	0
Maple Ridge	31	35	14	0	0	0	45	35
New Westminster	0	0	240	70	0	0	240	70
North Vancouver City	13	4	169	0	0	0	182	4
North Vancouver DM	2	4	24	0	0	0	26	4
Pitt Meadows	3	4	0	70	0	0	3	74
Port Coquitlam	2	0	78	0	0	0	80	0
Port Moody	0	6	0	230	0	0	0	236
Richmond	0	41	94	268	0	0	94	309
Surrey - South	25	6	312	27	0	0	337	33
Surrey - Cloverdale	49	31	0	8	10	5	59	44
Surrey - North	55	47	2	0	1	2	58	49
Surrey - Guildford	0	0	0	0	0	0	0	0
Surrey - Whalley	11	6	10	0	0	0	21	6
Surrey Total	140	90	324	35	11	7	475	132
University Endowment Lands	0	1	0	2	0	0	0	3
Vancouver - West End	0	0	144	0	0	0	144	0
Vancouver - Downtown	0	0	0	0	0	0	0	0
Vancouver - Kitsilano	0	2	0	0	0	0	0	2
Vancouver - False Creek	0	0	685	0	182	0	867	0
Vancouver - Granville/Oak	0	0	21	130	0	0	21	130
Vancouver - Kerrisdale	1	4	0	53	0	0	1	57
Vancouver - Marpole	1	2	0	0	0	0	1	2
Vancouver - Eastside	3	40	0	0	0	0	3	40
Vancouver - Mt. Pleasant	1	4	0	0	0	0	1	4
Vancouver - Strath/Grand	0	2	0	0	0	0	0	2
Vancouver - Westside	5	12	6	100	0	0	11	112
Vancouver Total	11	66	856	283	182	0	1,049	349
West Vancouver	6	6	0	0	0	0	6	6
White Rock	8	7	0	0	0	0	8	7
Vancouver CMA	295	331	2,543	1,092	195	8	3,033	1,431

Source: CMHC (Starts and Completions Survey)

Table 4: Absorbed Single-Detached Units by Price Range
January 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $400,000		$400,000 - $499,999		$500,000 - $599,999		$600,000 - $749,999		$750,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Anmore													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Belcarra													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Bowen Island													
January 2010	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
January 2009	0	0.0	1	33.3	0	0.0	0	0.0	2	66.7	3	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Year-to-date 2009	0	0.0	1	33.3	0	0.0	0	0.0	2	66.7	3	--	--
Burnaby													
January 2010	0	0.0	0	0.0	0	0.0	1	5.9	16	94.1	17	918,000	969,447
January 2009	0	0.0	0	0.0	0	0.0	0	0.0	8	100.0	8	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	1	5.9	16	94.1	17	918,000	969,447
Year-to-date 2009	0	0.0	0	0.0	0	0.0	0	0.0	8	100.0	8	--	--
Coquitlam													
January 2010	0	0.0	0	0.0	0	0.0	1	25.0	3	75.0	4	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	1	25.0	3	75.0	4	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Delta													
January 2010	0	0.0	1	6.3	1	6.3	8	50.0	6	37.5	16	669,900	689,161
January 2009	0	0.0	0	0.0	1	5.9	10	58.8	6	35.3	17	603,645	708,301
Year-to-date 2010	0	0.0	1	6.3	1	6.3	8	50.0	6	37.5	16	669,900	689,161
Year-to-date 2009	0	0.0	0	0.0	1	5.9	10	58.8	6	35.3	17	603,645	708,301
Langley City													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Langley District													
January 2010	0	0.0	0	0.0	6	35.3	6	35.3	5	29.4	17	669,000	755,170
January 2009	0	0.0	0	0.0	6	28.6	9	42.9	6	28.6	21	669,900	727,519
Year-to-date 2010	0	0.0	0	0.0	6	35.3	6	35.3	5	29.4	17	669,000	755,170
Year-to-date 2009	0	0.0	0	0.0	6	28.6	9	42.9	6	28.6	21	669,900	727,519

Source: CMHC (Market Absorption Survey)

Table 4: Absorbed Single-Detached Units by Price Range
January 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $400,000		$400,000 - $499,999		$500,000 - $599,999		$600,000 - $749,999		$750,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Lion's Bay													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Maple Ridge													
January 2010	0	0.0	8	22.9	18	51.4	7	20.0	2	5.7	35	569,000	576,549
January 2009	0	0.0	5	17.2	14	48.3	10	34.5	0	0.0	29	569,000	582,976
Year-to-date 2010	0	0.0	8	22.9	18	51.4	7	20.0	2	5.7	35	569,000	576,549
Year-to-date 2009	0	0.0	5	17.2	14	48.3	10	34.5	0	0.0	29	569,000	582,976
New Westminster													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
North Vancouver City													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
January 2009	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
North Vancouver DM													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
January 2009	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	--	--
Pitt Meadows													
January 2010	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
January 2009	0	0.0	1	50.0	1	50.0	0	0.0	0	0.0	2	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Year-to-date 2009	0	0.0	1	50.0	1	50.0	0	0.0	0	0.0	2	--	--
Port Coquitlam													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Port Moody													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	0.0	1	14.3	0	0.0	0	0.0	6	85.7	7	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	0.0	1	14.3	0	0.0	0	0.0	6	85.7	7	--	--
Richmond													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
January 2009	0	0.0	0	0.0	0	0.0	7	43.8	9	56.3	16	899,500	1,047,188
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	1	100.0	1	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	7	43.8	9	56.3	16	899,500	1,047,188

Source: CMHC (Market Absorption Survey)

Table 4: Absorbed Single-Detached Units by Price Range
January 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $400,000		$400,000 - $499,999		$500,000 - $599,999		$600,000 - $749,999		$750,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Surrey													
January 2010	0	0.0	6	4.4	59	43.4	48	35.3	23	16.9	136	603,000	648,957
January 2009	1	1.1	2	2.2	40	44.9	24	27.0	22	24.7	89	609,000	664,694
Year-to-date 2010	0	0.0	6	4.4	59	43.4	48	35.3	23	16.9	136	603,000	648,957
Year-to-date 2009	1	1.1	2	2.2	40	44.9	24	27.0	22	24.7	89	609,000	664,694
University Endowment Lands													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Vancouver City													
January 2010	0	0.0	0	0.0	0	0.0	1	7.1	13	92.9	14	2,790,000	2,435,279
January 2009	0	0.0	0	0.0	1	2.7	0	0.0	36	97.3	37	1,000,000	1,422,811
Year-to-date 2010	0	0.0	0	0.0	0	0.0	1	7.1	13	92.9	14	2,790,000	2,435,279
Year-to-date 2009	0	0.0	0	0.0	1	2.7	0	0.0	36	97.3	37	1,000,000	1,422,811
West Vancouver													
January 2010	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
January 2009	0	0.0	0	0.0	0	0.0	0	0.0	4	100.0	4	--	--
Year-to-date 2010	0	0.0	0	0.0	0	0.0	0	0.0	3	100.0	3	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	0	0.0	4	100.0	4	--	--
White Rock													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	--	--
Vancouver CMA													
January 2010	0	0.0	15	5.9	84	33.2	74	29.2	80	31.6	253	638,000	832,749
January 2009	1	0.4	10	4.2	63	26.3	62	25.8	104	43.3	240	698,450	859,914
Year-to-date 2010	0	0.0	15	5.9	84	33.2	74	29.2	80	31.6	253	638,000	832,749
Year-to-date 2009	1	0.4	10	4.2	63	26.3	62	25.8	104	43.3	240	698,450	859,914

Source: CMHC (Market Absorption Survey)

Table 4.1: Average Price ($) of Absorbed Single-detached Units
January 2010

Submarket	Jan 2010	Jan 2009	% Change	YTD 2010	YTD 2009	% Change
Anmore	--	--	n/a	--	--	n/a
Belcarra	--	--	n/a	--	--	n/a
Bowen Island	--	--	n/a	--	--	n/a
Burnaby Total	969,447	--	n/a	969,447	--	n/a
Coquitlam	--	--	n/a	--	--	n/a
Delta	689,161	708,301	-2.7	689,161	708,301	-2.7
Langley City	--	--	n/a	--	--	n/a
Langley District	755,170	727,519	3.8	755,170	727,519	3.8
Lion's Bay	--	--	n/a	--	--	n/a
Maple Ridge	576,549	582,976	-1.1	576,549	582,976	-1.1
New Westminster	--	--	n/a	--	--	n/a
North Vancouver City	--	--	n/a	--	--	n/a
North Vancouver DM	--	--	n/a	--	--	n/a
Pitt Meadows	--	--	n/a	--	--	n/a
Port Coquitlam	--	--	n/a	--	--	n/a
Port Moody	--	--	n/a	--	--	n/a
Richmond	--	1,047,188	n/a	--	1,047,188	n/a
Surrey Total	648,957	664,694	-2.4	648,957	664,694	-2.4
University Endowment Lands	--	--	n/a	--	--	n/a
Vancouver City	2,435,279	1,422,811	71.2	2,435,279	1,422,811	71.2
West Vancouver	--	--	n/a	--	--	n/a
White Rock	--	--	n/a	--	--	n/a
Vancouver CMA	832,749	859,914	-3.2	832,749	859,914	-3.2

Source: CMHC (Market Absorption Survey)

Table 5: MLS® Residential Activity for Vancouver
January 2010

		Single Detached				Attached				Apartment			
		Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)
2009	January	292	5,834	5%	782,961	109	2,334	5%	449,389	362	5,798	6%	365,657
	February												
	March												
	April												
	May												
	June												
	July												
	August												
	September												
	October												
	November												
	December												
2010	January	709	4,134	17%	950,785	327	1,462	22%	552,971	891	4,621	19%	420,566
	February												
	March												
	April												
	May												
	June												
	July												
	August												
	September												
	October												
	November												
	December												

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Note: Based on boundaries of the REBGV, does not include Langley, North Delta,, Surrey, White Rock

Source: Real Estate Board of Greater Vancouver (REBGV)

Table 5: MLS® Residential Activity for Vancouver
First Quarter 2010

		Single Detached				Attached				Apartment			
		Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)	Number of Sales	Number of Active Listings	Sales-to-Active Listings Ratio	Average Price ($)
2009	Q1	1,785	6,073	10%	779,587	745	2,442	10%	442,963	1,990	5,848	11%	357,775
	Q2												
	Q3												
	Q4												
2010	Q1												
	Q2												
	Q3												
	Q4												

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Note: Based on boundaries of the REBGV, does not include Langley, North Delta,, Surrey, White Rock

Source: Real Estate Board of Greater Vancouver (REBGV)

Table 6: Economic Indicators
January 2010

		Interest Rates			NHPI, Total, Vancouver CMA 1997=100	CPI, 2002 =100	Vancouver Labour Market			
		P & I Per $100,000	Mortage Rates (%)				Employment SA (,000)	Unemployment Rate (%) SA	Participation Rate (%) SA	Average Weekly Earnings ($)
			1 Yr. Term	5 Yr. Term						
2009	January	627	5.00	5.79	119.7	112.0	1,230	5.2	66.1	818
	February	627	5.00	5.79	116.2	112.5	1,225	5.8	66.1	821
	March	613	4.50	5.55	114.9	112.6	1,222	6.2	66.2	816
	April	596	3.90	5.25	113.5	112.6	1,228	6.6	66.6	815
	May	596	3.90	5.25	114.0	113.3	1,232	6.9	66.9	809
	June	631	3.75	5.85	113.0	113.3	1,239	7.1	67.3	809
	July	631	3.75	5.85	114.3	112.9	1,237	7.2	67.1	804
	August	631	3.75	5.85	114.5	113.6	1,235	7.4	67.1	812
	September	610	3.70	5.49	116.1	113.5	1,238	7.2	66.9	818
	October	630	3.80	5.84	116.9	112.7	1,238	7.4	67.0	827
	November	616	3.60	5.59	117.2	113.1	1,240	7.4	66.9	823
	December	610	3.60	5.49	118.0	112.7	1,238	7.7	66.9	824
2010	January	610	3.60	5.49		113.1	1,241	7.8	67.0	823
	February									
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of CMA
2	Starts by Submarket and by Dwelling Type – Current Month or Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Month or Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
6	Economic Indicators

Available in SELECTED Reports:

1.1	Housing Activity Summary by Submarket
1.2	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Month or Quarter
2.5	Starts by Submarket and by Intended Market – Year-to-Date
3.2	Completions by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
3.3	Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
3.4	Completions by Submarket and by Intended Market – Current Month or Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date
4.1	Average Price ($) of Absorbed Single-Detached Units

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Abbotsford CMA
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
January 2010	22	0	4	0	0	0	0	0	26
January 2009	9	0	4	0	0	0	0	0	13
% Change	144.4	n/a	0.0	n/a	n/a	n/a	n/a	n/a	100.0
Year-to-date 2010	22	0	4	0	0	0	0	0	26
Year-to-date 2009	9	0	4	0	0	0	0	0	13
% Change	144.4	n/a	0.0	n/a	n/a	n/a	n/a	n/a	100.0
UNDER CONSTRUCTION									
January 2010	168	0	64	17	38	220	1	0	508
January 2009	220	0	68	24	64	694	0	0	1,070
% Change	-23.6	n/a	-5.9	-29.2	-40.6	-68.3	n/a	n/a	-52.5
COMPLETIONS									
January 2010	20	0	6	0	6	73	0	0	105
January 2009	18	0	12	0	33	0	0	0	63
% Change	11.1	n/a	-50.0	n/a	-81.8	n/a	n/a	n/a	66.7
Year-to-date 2010	20	0	6	0	6	73	0	0	105
Year-to-date 2009	18	0	12	0	33	0	0	0	63
% Change	11.1	n/a	-50.0	n/a	-81.8	n/a	n/a	n/a	66.7
COMPLETED & NOT ABSORBED									
January 2010	80	0	7	2	36	77	0	0	202
January 2009	160	0	30	12	67	20	0	0	289
% Change	-50.0	n/a	-76.7	-83.3	-46.3	**	n/a	n/a	-30.1
ABSORBED									
January 2010	22	0	2	0	6	70	0	0	100
January 2009	23	0	20	0	17	0	0	0	60
% Change	-4.3	n/a	-90.0	n/a	-64.7	n/a	n/a	n/a	66.7
Year-to-date 2010	22	0	2	0	6	70	0	0	100
Year-to-date 2009	23	0	20	0	17	0	0	0	60
% Change	-4.3	n/a	-90.0	n/a	-64.7	n/a	n/a	n/a	66.7

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Abbotsford City									
January 2010	13	0	4	0	0	0	0	0	17
January 2009	8	0	4	0	0	0	0	0	12
Fraser Valley H RDA									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	0	0	0	0	0	0	0	0	0
Mission DM									
January 2010	9	0	0	0	0	0	0	0	9
January 2009	1	0	0	0	0	0	0	0	1
Abbotsford CMA									
January 2010	22	0	4	0	0	0	0	0	26
January 2009	9	0	4	0	0	0	0	0	13
UNDER CONSTRUCTION									
Abbotsford City									
January 2010	113	0	64	17	38	220	1	0	453
January 2009	149	0	68	24	62	694	0	0	997
Fraser Valley H RDA									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	0	0	0	0	0	0	0	0	0
Mission DM									
January 2010	55	0	0	0	0	0	0	0	55
January 2009	71	0	0	0	2	0	0	0	73
Abbotsford CMA									
January 2010	168	0	64	17	38	220	1	0	508
January 2009	220	0	68	24	64	694	0	0	1,070
COMPLETIONS									
Abbotsford City									
January 2010	2	0	6	0	6	73	0	0	87
January 2009	10	0	12	0	33	0	0	0	55
Fraser Valley H RDA									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	0	0	0	0	0	0	0	0	0
Mission DM									
January 2010	18	0	0	0	0	0	0	0	18
January 2009	8	0	0	0	0	0	0	0	8
Abbotsford CMA									
January 2010	20	0	6	0	6	73	0	0	105
January 2009	18	0	12	0	33	0	0	0	63

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1: Housing Activity Summary by Submarket
January 2010

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETED & NOT ABSORBED									
Abbotsford City									
January 2010	54	0	7	2	19	65	0	0	147
January 2009	87	0	30	12	30	8	0	0	167
Fraser Valley H RDA									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	0	0	0	0	0	0	0	0	0
Mission DM									
January 2010	26	0	0	0	17	12	0	0	55
January 2009	73	0	0	0	37	12	0	0	122
Abbotsford CMA									
January 2010	80	0	7	2	36	77	0	0	202
January 2009	160	0	30	12	67	20	0	0	289
ABSORBED									
Abbotsford City									
January 2010	5	0	2	0	6	70	0	0	83
January 2009	13	0	20	0	17	0	0	0	50
Fraser Valley H RDA									
January 2010	0	0	0	0	0	0	0	0	0
January 2009	0	0	0	0	0	0	0	0	0
Mission DM									
January 2010	17	0	0	0	0	0	0	0	17
January 2009	10	0	0	0	0	0	0	0	10
Abbotsford CMA									
January 2010	22	0	2	0	6	70	0	0	100
January 2009	23	0	20	0	17	0	0	0	60

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2A: History of Housing Starts of Abbotsford CMA 2000 - 2009

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
2009	206	0	76	3	23	56	1	0	365
% Change	-37.8	-100.0	-9.5	-88.9	-84.4	-91.9	n/a	n/a	-71.6
2008	331	2	84	27	147	694	0	0	1,285
% Change	-33.0	n/a	-64.1	-18.2	32.4	**	n/a	n/a	18.1
2007	494	0	234	33	111	216	0	0	1,088
% Change	26.3	-100.0	77.3	-8.3	16.8	-60.7	n/a	n/a	-9.9
2006	391	4	132	36	95	549	0	0	1,207
% Change	-12.1	100.0	-42.1	176.9	61.0	200.0	n/a	-100.0	19.3
2005	445	2	228	13	59	183	0	82	1,012
% Change	-25.0	0.0	4.6	-7.1	-13.2	**	n/a	-37.9	-6.6
2004	593	2	218	14	68	56	0	132	1,083
% Change	-6.0	-80.0	-20.7	**	-11.7	n/a	n/a	120.0	2.6
2003	631	10	275	3	77	0	0	60	1,056
% Change	14.3	**	78.6	-50.0	18.5	-100.0	n/a	-73.8	1.7
2002	552	2	154	6	65	28	0	229	1,038
% Change	34.6	0.0	n/a	200.0	**	n/a	n/a	n/a	148.3
2001	410	2	0	2	4	0	0	0	418
% Change	9.9	0.0	n/a	100.0	-81.8	n/a	-100.0	n/a	3.2
2000	373	2	0	1	22	0	6	0	405

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	% Change
Abbotsford City	13	8	0	0	0	0	4	4	17	12	41.7
Fraser Valley H RDA	0	0	0	0	0	0	0	0	0	0	n/a
Mission DM	9	1	0	0	0	0	0	0	9	1	**
Abbotsford CMA	22	9	0	0	0	0	4	4	26	13	100.0

Table 2.1: Starts by Submarket and by Dwelling Type
January - January 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Abbotsford City	13	8	0	0	0	0	4	4	17	12	41.7
Fraser Valley H RDA	0	0	0	0	0	0	0	0	0	0	n/a
Mission DM	9	1	0	0	0	0	0	0	9	1	**
Abbotsford CMA	22	9	0	0	0	0	4	4	26	13	100.0

Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Abbotsford City	0	0	0	0	4	4	0	0
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	0	0	0	0	0	0	0	0
Abbotsford DM	**0**	**0**	**0**	**0**	**4**	**4**	**0**	**0**

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
January - January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Abbotsford City	0	0	0	0	4	4	0	0
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	0	0	0	0	0	0	0	0
Abbotsford CMA	**0**	**0**	**0**	**0**	**4**	**4**	**0**	**0**

Table 2.4: Starts by Submarket and by Intended Market
January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Abbotsford City	17	12	0	0	0	0	17	12
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	9	1	0	0	0	0	9	1
Abbotsford CMA	**26**	**13**	**0**	**0**	**0**	**0**	**26**	**13**

Table 2.5: Starts by Submarket and by Intended Market
January - January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Abbotsford City	17	12	0	0	0	0	17	12
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	9	1	0	0	0	0	9	1
Abbotsord CMA	**26**	**13**	**0**	**0**	**0**	**0**	**26**	**13**

Source: CMHC (Starts and Completions Survey)

Table 3: Completions by Submarket and by Dwelling Type January 2010											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	% Change
Abbotsford City	2	10	0	0	6	33	79	12	87	55	58.2
Fraser Valley H RDA	0	0	0	0	0	0	0	0	0	0	n/a
Mission DM	18	8	0	0	0	0	0	0	18	8	125.0
Abbotsford CMA	20	18	0	0	6	33	79	12	105	63	66.7

Table 3.1: Completions by Submarket and by Dwelling Type January - January 2010											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Abbotsford City	2	10	0	0	6	33	79	12	87	55	58.2
Fraser Valley H RDA	0	0	0	0	0	0	0	0	0	0	n/a
Mission DM	18	8	0	0	0	0	0	0	18	8	125.0
Abbotsford CMA	20	18	0	0	6	33	79	12	105	63	66.7

Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Abbotsford City	6	33	0	0	79	12	0	0
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	0	0	0	0	0	0	0	0
Abbotsford DM	6	33	0	0	79	12	0	0

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
January - January 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Abbotsford City	6	33	0	0	79	12	0	0
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	0	0	0	0	0	0	0	0
Abbotsford CMA	6	33	0	0	79	12	0	0

Table 3.4: Completions by Submarket and by Intended Market
January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009	Jan 2010	Jan 2009
Abbotsford City	8	22	79	33	0	0	87	55
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	18	8	0	0	0	0	18	8
Abbotsford CMA	26	30	79	33	0	0	105	63

Table 3.5: Completions by Submarket and by Intended Market
January - January 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Abbotsford City	8	22	79	33	0	0	87	55
Fraser Valley H RDA	0	0	0	0	0	0	0	0
Mission DM	18	8	0	0	0	0	18	8
Abbotsord CMA	26	30	79	33	0	0	105	63

Source: CMHC (Starts and Completions Survey)

Table 4: Absorbed Single-Detached Units by Price Range
January 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $400,000		$400,000 - $499,999		$500,000 - $599,999		$600,000 - $749,999		$750,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Abbotsford City													
January 2010	0	0.0	1	20.0	2	40.0	1	20.0	1	20.0	5	--	--
January 2009	0	0.0	1	7.7	4	30.8	2	15.4	4	30.8	13	580,000	663,023
Year-to-date 2010	0	0.0	1	20.0	1	20.0	1	20.0	1	20.0	5	--	--
Year-to-date 2009	0	0.0	1	7.7	4	30.8	2	15.4	4	30.8	13	580,000	663,023
Fraser Valley H RDA													
January 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
January 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2010	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Year-to-date 2009	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	--	--
Mission DM													
January 2010	1	5.9	15	88.2	0	0.0	0	0.0	0	0.0	17	445,900	445,665
January 2009	0	0.0	6	60.0	0	0.0	0	0.0	0	0.0	10	497,450	505,570
Year-to-date 2010	1	5.9	15	88.2	0	0.0	0	0.0	0	0.0	17	445,900	445,665
Year-to-date 2009	0	0.0	6	60.0	0	0.0	0	0.0	0	0.0	10	497,450	505,570
Abbotsford CMA													
January 2010	1	4.5	16	72.7	1	4.5	1	4.5	1	4.5	22	459,900	486,055
January 2009	0	0.0	7	30.4	4	17.4	2	8.7	4	17.4	23	549,900	594,565
Year-to-date 2010	1	4.5	16	72.7	1	4.5	1	4.5	1	4.5	22	459,900	486,055
Year-to-date 2009	0	0.0	7	30.4	4	17.4	2	8.7	4	17.4	23	549,900	594,565

Source: CMHC (Starts and Completions Survey)

Table 4.1: Average Price ($) of Absorbed Single-detached Units January 2010						
Submarket	**Jan 2010**	**Jan 2009**	**% Change**	**YTD 2010**	**YTD 2009**	**% Change**
Abbotsford City	--	663,023	n/a	--	663,023	n/a
Fraser Valley H RDA	--	--	n/a	--	--	n/a
Mission DM	445,665	505,570	-11.8	445,665	505,570	-11.8
Abbotsford CMA	486,055	594,565	-18.3	486,055	594,565	-18.3

Source: CMHC (Market Absorption Survey)

Table 5: MLS® Residential Activity for Fraser Valley
January 2010

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2009	January	361	-60.2	648	1,752	2,015	32.2	400,783	-6.4	416,116
	February	643	-48.0	761	2,004	2,108	36.1	392,138	-10.2	399,931
	March	932	-24.7	870	2,626	2,023	43.0	392,692	-11.5	389,590
	April	1,220	-27.7	1,005	2,210	1,955	51.4	409,168	-6.8	407,994
	May	1,415	-7.6	1,149	2,500	2,036	56.4	419,378	-3.1	403,487
	June	1,877	41.3	1,356	2,497	2,049	66.2	424,728	-4.9	412,992
	July	1,982	63.0	1,492	2,823	2,261	66.0	425,479	-1.7	420,410
	August	1,669	91.0	1,583	2,209	2,348	67.4	434,841	0.7	432,283
	September	1,488	61.0	1,557	2,321	2,089	74.5	436,754	5.5	432,694
	October	1,583	120.5	1,765	2,466	2,407	73.3	445,637	7.5	456,570
	November	1,409	191.7	1,756	1,833	2,492	70.5	431,678	7.1	440,598
	December	1,081	142.9	1,719	1,192	2,651	64.8	446,546	8.8	440,129
2010	January	905	150.7	1,690	2,572	2,963	57.0	433,971	8.3	447,293
	February									
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q1 2009	1,936	-42.8		6,382			394,017	-9.8	
	Q1 2010	N/A			N/A			N/A		
	YTD 2009	361	-60.2		1,752			400,783	-6.4	
	YTD 2010	905	150.7		2,572			433,971	8.3	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
All figures contained in this publication are smoothed data, except for sales and active listings
Raw data: data observed for the current quarter
Smoothed data: average for the last four quarters, to reduce strong variations from one quarter to another and give a clearer trend
[1] Single-family homes: detached, semi-detached and row homes
[2] At the end of the quarter
***: observed change greater than 100%
n/a: data not available when fewer than 8 sales are recorded during the quarter
Note: Fraser Valley Real Estate Board includes North Delta, Surrey, Langley, White Rock

Source: CREA

Table 6: Economic Indicators
January 2010

		Interest Rates			NHPI, Total, 1997=100 (B.C.)	CPI, 2002 =100 (B.C.)	Abbotsford Labour Market			
		P & I Per $100,000	Mortage Rates (%)				Employment SA (,000)	Unemployment Rate (%) SA	Participation Rate (%) SA	Average Weekly Earnings ($)
			1 Yr. Term	5 Yr. Term						
2009	January	627	5.00	5.79	119.2	111.4	87	6.2	69.2	744
	February	627	5.00	5.79	115.9	111.9	87	6.6	69.0	752
	March	613	4.50	5.55	114.6	112.0	85	7.0	67.6	763
	April	596	3.90	5.25	113.3	112.1	84	7.2	66.9	754
	May	596	3.90	5.25	113.7	112.9	83	7.7	66.5	752
	June	631	3.75	5.85	112.8	112.8	84	8.3	67.4	747
	July	631	3.75	5.85	113.5	112.4	84	9.0	67.8	752
	August	631	3.75	5.85	113.7	112.8	85	8.8	68.5	764
	September	610	3.70	5.49	115.1	112.7	86	8.7	69.3	768
	October	630	3.80	5.84	115.8	112.1	88	7.9	70.0	774
	November	616	3.60	5.59	116.1	112.4	89	7.8	70.5	774
	December	610	3.60	5.49	116.8	111.9	89	7.3	70.4	786
2010	January	610	3.60	5.49		112.2	89	7.3	70.2	798
	February									
	March									
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2006 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modelled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPES:

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

INTENDED MARKET:

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

Freehold: A residence where the owner owns the dwelling and lot outright.

Condominium (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS:

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions, except the Economic Indicators data (Table 6) which is based on Statistics Canada's 2001 Census area definitions.

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